

**STONEGATE VILLAGE OWNERS ASSOCIATION, INC.  
ANNUAL MEMBERSHIP AND BUDGET RATIFICATION MEETING  
NOVEMBER 21, 2022**

**CALL TO ORDER**

The meeting was called to order at 6:00 p.m. by David Marshall President, Stonegate Village Owners Association President, via Zoom Teleconference Meeting. Notice was given to all members in accordance with the Bylaws of the Association. Mr. Marshall noted that we did have a quorum to conduct the meeting. Mark L. Eames of PCMS was also present.

Mr. Marshall introduced the current Board Members:

Dave Marshall - President  
Tom McHenry - Vice-President  
Sean Donlin - 2<sup>nd</sup> Vice-President  
Daniel Dettwiler- Secretary  
Frank Silici - Treasurer

**APPROVAL OF THE 2021 ANNUAL MEETING MINUTES**

Mr. Eames asked the homeowners in attendance to review the November 22, 2021 Annual Meeting Minutes, if they had not already done so. Motion was made and seconded to approve the minutes as written and presented. The minutes were unanimously approved as presented.

**OFFICER AND COMMITTEE REPORTS**

**2022 FINANCIAL REPORT AND 2023 BUDGET RATIFICATION**

Mr. Eames reviewed the 2022 financial condition of the Association and then presented the 2023 Budget. Key points discussed were as follows:

- Mr. Eames reviewed the proposed 2023 budget with the members and explained how the budget amounts were established by the Board.
- It was noted that the assessment rate for 2023 will remain the same as 2022 at \$200.00 annually, billed quarterly at \$50.00 and the 650 attached homes assessment will remain at \$60.00 billed annually.

Due to less than a majority of the homeowners voting against the proposed 2023 budget, none opposed, the 2023 budget was ratified and confirmed as presented.

**NEW BUSINESS**

**HOMEOWNER ITEMS RELATED TO ASSOCIATION BUSINESS**

Director Marshall opened the floor to general questions. Mr. Eames note that HBS who purchased The Garbage Man last year, has requested that the Association require toters for all homes and in turn seeking a substantial increase in fees, which is not part of the current contract, and could ultimately force the Board to look at increasing the assessment in 2024. The Board and management team have met with the lead team with HBS and continue to try and work on a reasonable compromise to the HBS request.

**ADJOURNMENT**

There being no further business, the meeting was adjourned at 6:10 p.m.