

**Minutes of the Board Meeting of the
Camelot Residences Association Inc.
On January 23, 2023 at the On-Site Office**

Call to Order:

President Jordan Zueger called the meeting to order at 6:00 p.m.

Establishment of Quorum:

Board members present were Jordan Zueger-President, Jason Andersen-Vice Pres, Don Drake-Secretary, Treasurer Kim Lucks and Director Marlene Blankenship.

Kathy Watts represented Dragon Property Management.

Approval of Minutes from October 17, 2022:

Jordan Zueger made a motion to approve the October 17, 2023 Board Meeting minutes. Jason Andersen seconded the motion and the motion passed by unanimous voice vote.

Update Board on Issues:

Special Assessment: Kathy distributed the spreadsheet on the proposed Special Assessment which showed a Special Assessment of \$1,156.00 per unit. Owners would have the option of paying to total of \$1,156 4 payments of \$289 beginning April 1st with the last payment made no later than July 1st. Any balance after July 1st will accrue a late fee of \$25 per month until paid. Payments would need to be on a separate check. Owners will be notified at the Annual Meeting and a letter will be sent to all owners with the spreadsheet 2 weeks before the Annual Meeting on February 13th.

Marlene Blankenship made a motion to approve the proposed Special Assessment as presented. Jordan Zueger seconded the motion and the motion passed by unanimous voice vote.

Landscaping: Kathy presented a bid for landscaping that Jim Puglise was able to attain. The cost is \$950 per month with maintenance personnel still doing the hedge trimming and weeding. This would also allow one of the personnel going from full time to part time.

Tabled until the February meeting.

Next Board Meeting: The next scheduled Board meeting will be February 13, 2023.

Adjournment:

With no further business to discuss, Jordan Zueger made a motion to adjourn the meeting at 6:30pm. Don Drake seconded the motion and it passed by unanimous voice vote.

Respectfully submitted,

Kathy Watts

Kathy Watts, CMCA, LCAM Dragon Property Management
Board of Directors, Camelot Residences Association, Inc.