



Tana Ridge Homeowners Association
Board of Directors Meeting: January 15, 2014
Came to Order: 7:05 PM Adjourned: 9:10

Attendees: R. Garcia; N. Matchey; D. Wall; P. Nielsen M. Rock

Absent: None

Location: 4791 Lily Avenue North, Lake Elmo, MN 55042

Time: 7:00 – 9:00 pm

Meeting Minutes:

- 2014 Budget Development & Proposal Approval

The December 2013 ending balance, after all invoices are paid, is \$7061.68. The full 2013 budget report and the proposed 2014 were discussed.

Motion by Wall and seconded by Rock, “For the 2014 budget year, the escrow budget will not go below \$5000.” Discussion followed. Nielsen amended the motion to read 3.2% of the budget rather than \$5000 (which comes to \$4855).

Vote: 4 yes, 0 no. Motion passes.

Motion by Nielsen and seconded by Matchey that “the budget proposed in November for 2014 be re-proposed at an annual meeting to be held on **January 27, 2014 at 7:00 PM at Family Means.**”

Vote: 3 yes, 1 no. Motion passes.

Discussion:

- The budget will include a \$1000 escrow correction.
 - The HOA needs to know that we need a quorum to accept the vote. If there is no quorum there will be no amendments to the proposal.
 - 60% of the households need to be present or represented by proxy in order to have a vote. If 60% (12) of the households do not show up, the meeting is postponed.
 - If we don't have a quorum we will hold a third meeting where 2/3 of the participants and proxies will make the budget decision.
- **January 27th Meeting Process:**
Nancy will check people in at the door. At 7:10, if 12 households are not in attendance, a motion will be made to close the meeting. A third meeting will be scheduled within 30 days. At that meeting, the attendees will make the decision. An approved budget requires 2/3 majority. Deb will count the votes and report the results.

Deb will send out a meeting notification, the proposed budget and explanation as well as the process.

Open Discussion:

- The Fields of St. Croix Waste Water updates need to be shared with the HOA.
- We have not received any financial reporting from the Fields in over two years.

Next Membership Meeting: March 24, 2014

Next Board Meeting: July 2014

Annual Meeting: November 2014

- **Election of President, Secretary and Waste Water Representative are up for election.**