

BainBridge

Annual Meeting Minutes
Thursday, June 2, 2022
Via Webinar: 863 2000 6752, Passcode: 110424

Welcome & Introductions:

The meeting was brought to order at 6:00 pm by Ann Marie Baird on behalf of Brighton Corporation. There were 186 attendees by proxy and thirty-eight attendees. There was not enough participation to meet the 60% required quorum, so the meeting was adjourned and reconvened immediately, meeting the 10% required quorum for a 2nd meeting, where no notice is required.

Proof of Notice:

Official notice of the annual meeting was sent by mail. Additional reminders were also sent out by email. Those that did not receive either were asked to update their information by contacting management.

Previous Meeting Minutes:

The meeting minutes from 3.4.2021 were reviewed and approved with no changes.

Financial Report:

A copy of the 2021 Year End financial statement and the 2022 budget was provided by mail and shared on screen. Ann Marie reviewed and explained all line items. The Association ended the year with a net income of \$36,069.74, and is estimated to have a net income of about \$7,776.00 in 2022. The largest expenses are landscaping, management, pool maintenance, and irrigation maintenance. A reserve study is planned for Bainbridge as soon as all the amenities are completed.

Committee Reports:

ACC – this committee has its 3 maximum volunteers and they are reviewing requests submitted by residents for home improvements.

Event – this committee is made of those that step up to run an event. Events have included: Easter, garage sales, Father's Day, 4th of July, Thanksgiving, and Christmas.

Unfinished Business:

There was no unfinished business.

New Business:

There was no new business.

Election of Directors:

The five (5) new board members with the most tallied votes from ballots were: Shawna Green, Nancy Pace, R. Wade Ramsey, Steve Elliott, and Bob Rock.

Miscellaneous:

There were a few questions about violations, fines, irrigation and landscaping, that Ann Marie answered.

Adjourn:

With no further business, the meeting was adjourned at 6:35 pm.