

Master Homeowners Association for Green Valley Ranch

BOARD MEETING MINUTES

March 18, 2024

- I. **ESTABLISH A QUORUM** – A Board meeting of the Master Homeowners Association for Green Valley Ranch was held on March 18, 2024, virtually via Zoom. The meeting was called to order at 6:02 p.m. A quorum was established with the following Board Members in attendance: David Brown, President; Mary Simpson, Director; Rose Thomas, Director; Lee Hall, Sr., Director; and Jon Psihoules, Vice President. Ms. Thomas made a motion to excuse Alvina Ferguson, Secretary/Treasurer. Mr. Hall seconded the motion and the motion passed unanimously. Ms. Ferguson appeared after the meeting was called to Order.
 - A. **Homeowners, Residents and Property Managers Present:**
 - B. **Others Present:** Micaela Duffy, GVR Metro District Manager; and Sabrina Foss-Stockwell, GVR Metro District Office Assistant.
- II. **DISTRICT DELEGATE REPORTS:** None
- III. **PUBLIC INFORMATION**
 - A. Breanna Winters provided an update on the Highline Canal project.
- IV. **DISCLOSE FINANCIAL CONFLICT OF INTEREST ON AGENDA:** None
- V. **BOARD MEETING MINUTES APPROVAL** – The Minutes from the January, 2024 Board meeting were reviewed. Ms. Thomas made a motion to approve, seconded by Mr. Borwn, and the motion passed unanimously.
- VI. **FINANCIAL REVIEW**
 - A. **Financials** – The January financials were reviewed. In January, there were roughly \$2,750.00 in Board write-offs and approximately \$10.82 in Attorney write-offs, totaling approximately \$2,760.82. Ms. Thomas made a motion to approve as presented, seconded by Ms. Ferguson and the motion passed unanimously.
- VII. **ASSOCIATION MANAGEMENT REPORT** – The HOA Management reports for January were presented. Management has had 907 in February. In February, HOA Management received 24 ARC requests and sent 13 status letters. The calendars were reviewed for any updates.
- VIII. **PUBLIC COMMENT PERIOD:** None

IX. ASSOCIATION BUSINESS

A. Ratification of votes by email: None

B. Homeowner Requests: In executive Session

X. EXECUTIVE SESSION - The Board went into an executive session at 6:15 pm. The Board came out of executive session at 6:25 pm.

A. There was a motion by Ms. Thomas to approve the Homeowner Requests as amended. Mr. Hall seconded the motion. The motion passed unanimously.

XI. ADJOURNMENT – The meeting was adjourned at 6:28 p.m.