



c/o Association Services, Inc. (ASI)
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Camden Place HOA –Annual Meeting of the Members
Tuesday, July 18, 2017; 6:00PM
Post Falls Police Department - Community Room
Post Falls ID, 83854

Attendance:

Board of Directors:

Kim Listoe
Zach Batchelder
Judy Beadle

Absent:

Derrick Cox

Owners:

Neil Krause
Donald Benson

Management Company in Attendance:

Carrie Beals – Association Services, Inc. (ASI)

- I. **Call to Order:** The 2017 Annual Meeting of the Members was called to order by Secretary, Kim Listoe.
- II. **Quorum:** With five (5) members present and two (2) proxies received, a quorum was confirmed (see 1st Amendment to the Bylaws dated September 24, 2011).
- III. **Review and Approval of the 2016 Annual Meeting Minutes:** Carrie asked for any edits or changes to the minutes. Donald Benson made a motion to accept the minutes as presented. Neil Krause seconded the motion; motion passed.
- IV. **YTD Financial Review:** ASI presented the Financial Report as of June 30, 2017. The Association's accounts reflect the following balances as of June 30, 2017: Operating account = \$7,620.30; Road Reserve = \$10,394.50; Snow Reserves = 3,205.41. Net Income YTD is \$3,599.20 and the Balance Sheet reflects Total Liabilities & Equity at \$21,093.17; this compares to June 2016 at \$21,299.38.
- V. **Old Business:**
 - A. **Common Area Report:**

Landscape Maintenance: After going out for bid in the Spring, the board hired a new landscape vendor for the 2017 season. The irrigation system continues to be an issue due to several factors. The vendor has reported that several of the fixes they are doing on the system are only going to be temporary and that eventually a major repair or replacement will be needed to address the common area landscape.
 - B. **Reserve Related Projects:** The board reported that there are no Reserve Expenses planned for the 2017 Budget.

VI. New Business:

Election of Board Members: ASI reported to the members that on 5/22/17 the Board President, Jeff Kyser resigned from the Board. The ballot had two positions open. The first position was for a three (3) year term expiring 2020 and Judy Beadle was listed as a candidate. The other position was for a one (1) year term expiring 2018 vacated by Jeff Kyser. Kim asked for nominations from the floor for either of the open positions. Donald Benson was nominated but declined the nomination. Nominations were closed and the vote transpired. Judy was elected by ballot to a three (3) year term (expiring 2020).

VII. Members' Open Forum:

Comments about the HOA website and recent information updates. Parking and towing issues were discussed and the Board will look into the need for additional towing signs at the neighborhood entrances. on overgrown weeds at a specific residence – the Board will review.

VIII. Adjournment: The meeting was adjourned at 7:00 p.m.

Meeting Minutes respectfully submitted by ASI.

Board of Directors Meeting

7:02 p.m. Tuesday, July 18, 2017

Zach Batchelder called the meeting to order at 7:02 p.m. The following slate of officers were nominated and elected for the 2017-18 term.

President: Zachary Batchelder

Secretary: Judy Beadle

Treasurer: Kim Listoe

Meeting was adjourned at 7:05 p.m.

Meeting minutes respectfully submitted by ASI.