

# Enchanted Ridge Subdivision Association

## Annual Meeting Minutes – December 19<sup>th</sup> 2021

1. Total number of votes: 20

In attendance: Thrasher (2), Treacy (1), Lundeen (1), Hastie (1), Davis (1), Martinez (1), Borkman (1) = 8

By proxy: O'Dell (2), Strube (1), Ray (1), Braddy (1), Deeds (1), ER Ltd. Pntr (2) = 8

No Reaction: Hill (1), Schrader (1), Avilas (1), Reinhardt (1) = 4

Quorum was established: 16 votes Meeting was called to order at 1.08pm

2. Minutes of the 2020 minutes were unanimously approved; David Lundeen made the motion to accept, Betsy Lundeen seconded the motion; all in favor.

3. Treasury report:

Jack Thrasher presented the Treasury report:

Starting Balance:	\$ 12055.02
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Deposits from ERSA annual dues	\$ 7440.00
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Expenses for the year:

J.B. Davenport (mowing)	\$ 900.00
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Mark Elliott (leaves, ditches)	\$ 1020.00
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Total expenses to date	(\$ 1920.00)
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Ending balance to date	\$ 17575.02
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Susanne Treacy made motion to accept, Betsy Lundeen seconded, all in favor.

4. Dues for 2022 will stay the same: \$240 for undeveloped lot, \$480 for developed lot. Dues shall be paid in full by January 15<sup>th</sup> or in two installments, due by January 15<sup>th</sup> and July 15<sup>th</sup>.

Please mail checks to Jack Thrasher, 752 Hidden Forest Lane, Hayesville, NC 28904, made payable to Enchanted Ridge Subdivision Association, Inc.

Motion to accept made by Jack Thrasher, seconded by Betsy Lundeen; all in favor.

5. Officers for 2022 are:

President: Doug Hastie

Vice President: David Lundeen

Treasurer: Jack Thrasher

Secretary: Susanne Treacy

The four elected board members also constitute the Board of Directors (BoD) and executive committee, for the purpose of transacting the business of ERSA. Three of four votes of the BoD are necessary to conduct business.

Betsy Lundeen made motion to accept, Susanne Treacy seconded; all in favor.

6. The Architectural Review Board will consist of Ed Davis, Betsi Lundeen and Susanne Treacy in 2022.

Jack Thrasher made motion to accept, Scott Farnsworth seconded; all in favor.

7. Old and new business:  
Hopefully we can get the potholes fixed next year.

As a reminder:

Please winterize your water cut-off valves with plastic bags and insulation to prevent them from freezing.

All homeowners are encouraged to to keep the roads and ditches around their properties clean. This will help preserve the road, keep everyone safe and save the Association money.

8. Doug Hastie made the motion to to adjourn, Betsy Lundeen seconded; all in favor. The meeting was adjourned at 1:40pm.

These minutes were respectfully submitted by Susanne Treacy, ERSA secretary

Please note the phone for our newest neighbor Anthony Martinez: 631-804-3979 (published with consent)