

Trails West Homeowners Association, Inc.

Annual Budget Board Meeting

November 19, 2020 – 10:00 AM

Trails West Clubhouse 190 Shady Branch Trail, DeLand, FL 32724

BUDGET MEETING MINUTES – DRAFT

Establish Quorum & Call to Order – Trails West Homeowners Association, Inc. Board of Directors held a meeting the morning of November 19, 2020 starting at 10:00 a.m. at 190 Shady Branch Trail, DeLand, FL 32724. Those present were Tom Rose, President; Gary Aalbregste, Treasurer; Judith Bruce, Secretary; Maxine House, Assistant Secretary and Directors Calvin Schantz and Margie Oden, Director. Absent were Lamar Peterson, Vice President, Ernie Peterson and William Clark, Directors.

Christopher Ersson, Community Association Manger was present representing Sentry Management, Inc. Notice of the meeting was mailed to all owners and posted on property 14 days prior to the scheduled meeting date. The meeting was called to order at 10:10 a.m. by Tom Rose, President.

Approval of Minutes - Judith Bruce, Secretary made a **motion** to for approval of the meeting minutes from the November 18, 2019 Budget Meeting. Maxine House, Assistant Secretary **seconded** the motion. The motion passed unanimously.

Approval of 2021 Statutory Budget – Judith Bruce made a **motion** to approve the 2021 proposed budget to increase the dues to \$200.57 quarterly fee, Maxine House **seconded** the motion. All in favor, motion carries unanimously.

Good of the Order – discussion held to possibly revisit the approval of the 2021 budget at another meeting to include all directors because many of the homeowners were upset at the increase of the dues proposed. It was explained that an increase has not been done in years and we will be spending monies from our reserves and operating budget to finance the upgrades to the landscaping, playground, shuffle board courts, on-site management office, security system upgrades, rehabilitation of the irrigation system, the bridge and fountain at the pond and the community dock that was destroyed years ago in a hurricane. *These projects were outlined at the 2020 Annual Meeting minutes of February 17, 2020 as well as in the managers' report for February 2020.*

Adjournment – there being no further business, a **motion** was made by Maxine House to adjourn, Gary Aalbregste **seconded**, and it was unanimously approved. The meeting was adjourned at 11:18 a.m.

Respectfully submitted,

J. Bruce

Judith Bruce, Secretary