

**MINUTES**  
**HOMESTEAD AT CARROLLTON HOMEOWNERS ASSOCIATION, INC.**  
**ANNUAL MEETING**  
**March 28, 2011**

**ATTENDEES:**   **RealManage:** Elma Vazquez, Shannon McLaughlin  
                  **HHA Board Members:** Kathy Vargo, Ty Albright, Rusty NejdI, Charles LaFleur, David Gatz

**CALL TO ORDER**

The meeting was called to order by President Kathy Vargo at 7:13 p.m. Quorum was established.

**PROOF OF NOTICE OF MEETING**

In accordance with the Bylaws, Notice of the Meeting was sent to all owners of record on January 10, 2010.

**APPROVAL OF MINUTES**

The March 29, 2010 Annual Meeting Minutes were presented to those in attendance and no objections were raised. During the course of the meeting the Board neglected to formally call for a vote to approve the minutes. After the meeting had been adjourned this oversight was pointed out to the Board. Based on the number of proxies held by Board Members, the annual meeting was re-opened for purposes of voting to approve the March 29, 2010 minutes. The minutes were approved.

**RESOLUTION TO TRANSFER EXCESS INCOME TO RESERVES**

A motion was made by Diane Albright, seconded by Tom Washington, to approve the resolution to transfer excess income of \$58,000 to reserves. The motion passed unanimously.

**ELECTION OF DIRECTORS**

It was announced that Erin Pottebaum resigned from the board on March 21, 2011 because of her plans to move, and David Gatz was unanimously voted by the board to complete the remaining year of her two-term.

During the annual meeting, two board positions were up for election. Kathy Vargo and Ty Albright's terms had expired. Edwin Skelton was a candidate for the board of directors, and both Ty Albright and Kathy Vargo were nominated from the floor to run for an additional term. Kathy Vargo indicated she was not available to serve, but Ty Albright agreed to serve an additional term.

A motion was made by Tom Washington to close nominations and seconded by Scott Hilburn. The motion passed unanimously. Ty Albright and Ed Skelton were elected to serve a two-year term on the Board of Directors.

The new Homestead HOA Board of Directors consists of: Ty Albright, David Gatz, Charles LaFleur, Rusty NejdI and Edwin Skelton.

**ADJOURNMENT**

Meeting, including board presentation, was adjourned by Kathy Vargo at 8:30 p.m.

DATE: \_\_\_\_\_

BOARD PRESIDENT: \_\_\_\_\_