

**Taralon Residential
Board Meeting
8.13.2024**

Board Members Present: William Hunter, Angela Ackerson, David Stark, Mona Smith

Management Representative: Debi Widmer, Senior Community Association Manager

Open Board Meeting Call to Order:

David Stark called the Board meeting to order at 5:36 PM.

Unfinished Business:

Appoint (3) Board Members:

Four homeowners were interested in joining the HOA board. Three included on the Call for Candidates (Bill Hunter, Angela Ackerson and Eryn Thorne) and one write in (Hunter Tunnicliff). Introductions from Hunter Tunnicliff, Bill Hunter and Eryn Thorne. David and Mona were unable to unanimously agree on the same three members to fill the terms and therefore, they agreed to appoint one member at a time.

- Mona motioned to appoint Bill Hunter, David 2nd, all were in favor.
- Bill motioned to appoint Angela, David 2nd, all were in favor.
- Angela motioned to appoint Eryn, David 2nd, all were in favor.

Approval of Meeting Minutes:

The April 30, 2024, Board Meeting minutes were unanimously approved, as written. David motioned to approve, Bill 2nd.

Financial Report:

Debi reviewed Taralon's June 2024 financial statement. Bill motioned to approve, David 2nd, Eryn abstained. The motion was passed with a majority vote.

New Business:

Updated Management Contract: Bill motioned to ratify the approval of the updated Management Contract, Angela 2nd, Eryn abstained. The motion was passed with a majority vote.

Fence Staining Bid: Angela motioned to approve the fence staining bid part 2. David 2nd, Eryn abstained. The motion was passed with a majority vote.

IRS Revenue Ruling 70-604: Mona motioned to approve the IRS Revenue Ruling 70-604. Bill 2nd, unanimously approved.

- **Board Positions:** Bill to serve as President, Angela to serve as Secretary, David Stark to serve as Vice President, Mona Smith to serve as Treasurer and Eryn to serve as a Board Member at Large.

Board Meeting: The Board chose to hold the next Board meeting on October 29, 2024, at 5:30 PM, via zoom.

Adjournment:

Bill motioned to adjourn the board meeting, David 2nd, Board meeting adjourned at 6:51 PM.

