

**STERLING WOODS II – MAPLES VILLAGE UNIT OWNER’S ANNUAL MEETING
NOVEMBER 12, 2020**

CALL IN PROCEDURE: Due to ongoing COVID-19 pandemic restrictions and with no access to the clubhouse allowed, the meeting was held via teleconference. A teleconference ID was provided in the meeting notification sent by REI Property Management, giving all “attendees” an opportunity to join the meeting, ask questions or make comments. The call-in process commenced at 7:00 PM. Attendees were Lee Dimitriou, Ruth Hallas, Valerie Dawson and Kim Murray, (REI), providing access for callers into the meeting. There were no additional attendees. There were no proxies received.

CALL TO ORDER: The meeting was called to order by Village President, Valerie Dawson at 7:07 PM.

BOARD MEMBERS PRESENT: Lee Dimitriou (Vice President), Ruth Hallas (Treasurer) and Valerie Dawson (President).

PROOF OF NOTICE OF MEETING: Sent October 27, 2020 and was confirmed by all present.

RATIFICATION OF MINUTES: The minutes from the last homeowners’ meeting on November 7, 2019 were read. Lee Dimitriou made a motion to approve the minutes. Ruth Hallas seconded the motion. All in favor approved the minutes for filing.

REPORTS OF OFFICERS: Lee Dimitriou, Village Representative to the Hearing Committee stated the Committee had met several times over the past year and provided their recommendations to the Master Board. Ruth Hallas, Village Representative to the Treasurers’ Committee, reported that the Treasurers’ Committee met to prepare their budget recommendations which will be provided at the Master Board Meeting on Wednesday, November 18, 2020. Presentation of the 2021 budget to all unit homeowners for discussion and final approval will take place at the SWII Unit Owners’ Annual Meeting on December 10, 2020. The SWII Unit Owner’s Annual meeting will also be via teleconference.

ELECTION OF INSPECTOR OF ELECTIONS: None.

ELECTION OF DIRECTORS AND MASTER BOARD REPRESENTATIVE: The position of Director to serve as Secretary of the Maples Village received no nominations and will remain vacant for the year 2021. With no additional nominations, Valerie Dawson (President) was nominated by Ruth Hallas to continue to serve as President of the Maples Village and by unanimous vote will continue as the Maples Village Representative on the Master Board, as well. With no additional nominations, Lee Dimitriou will continue as Vice President and serve as the Maples Village Representative to the Homeowner’s Association Hearing Committee. With no additional nominations, Ruth Hallas will continue as Treasurer and serve as the Maples Village Representative to the Treasurer’s Committee. It is requested that all homeowners consider volunteering their time and talent to serve on the Maples Village Board or any the various Committees essential to support the quality lifestyle homeowner’s enjoy in SWII. Please contact any Board member or call Kim at the REI office.

UNFINISHED BUSINESS: There was no unfinished business.

NEW BUSINESS: Some homeowners continue to express concern over the “no access” restrictions regarding the SWII community amenities (clubhouse, gym, pool, playground, etc.). Adherence decisions

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and liability information as relates to governing homeowner associations comes from the CAI (Community Association Institute), in conjunction with SWII legal counsel and the SWII Master Board. On behalf of the Master Board, REI recently sent out a notification to all homeowners in the SWII community offering/requesting homeowners to reply directly to CAI in support of them advocating for public policies that affect/support all common interest communities and regulations.

ADJOURNMENT: Ruth Hallas made a motion to adjourn the meeting at 7:35 PM. Lee Dimitriou seconded the motion. All in favor. The Maples Meeting was adjourned at 7:35 PM.

Respectfully submitted,

Valerie Dawson, President