

Country Fair Board Meeting Minutes- Thursday, November 16, 2023

The meeting was called to order at 6:04 pm with the following members present: President Chris Delbaugh, VP Matt Bennett, Treasurer Janice Flores, Director Ellen Rubin, Director Frankie Barragato and PM Josh Zuckerman.

Minutes from previous meeting were presented for approval. Treasurer Flores motion to accept minutes. Second by VP Bennett. All in favor. Motion passed unanimously.

President report-was given

VP report-None

Treasurer report-was given

PM report-was given

Committee Reports-None

Old Business-None

New Business

Treasurer Flores motion to approve 2024 Budget in the amount of \$1,112,965.00. VP Bennett second. All in favor. Motion passed.

Treasurer Flores motion to move all our accounting from Phoenix Management to Victory Accounting starting January 1. Total monthly cost \$2,050.00/mth. Phoenix gave us \$2,000.00 off their monthly management fees. Director Barragato second. All in favor. Motion passes.

Treasurer Flores motion to approve ledgers for delinquent homeowners be turned over for foreclosure. Director Rubin second. All in favor. Motion passed.

Meeting adjourned at 6:42pm

Townhall followed.