

Persimmon Hill Homeowners Association  
2022 Annual Meeting Minutes  
June 30, 2022

I. Call to Order

The meeting was called to order at 7:00 p.m. The meeting was held in person at 361 Saddle Lane, Ojai and via Zoom Conference Call

II. Verification of Quorum & Proof of Notice of Meeting

John Town acting as the Inspector of Elections confirmed there was a quorum of the members represented by 33 ballots. Proof of notice was confirmed by receipt of responses from members.

III. Introductions

Board members present at the meeting were Raul Alvarado, Darrell Ralston, Troy Becker and Petter Romming. Candidate Clay Creasey was also present

John Town, 361 Saddle Lane, was present acting ad the Inspector of Elections

Danita L Vaughn, AMS, CMCA, PCAM from Concord Consulting & Association Services Inc

There were 3 members present via zoom and 2 members present in person

IV. Purpose of the Annual Meeting:

The election of two (2) members of the Association to the Board Director and voting for the IRS Ruling 70-604

V. Motion to close the polls

A motion was made and seconded to close the polls at 7:05 p.m., motion carried unanimously.

VI. Open Forum while ballots are counted

General discussion among the members.

VII. Announcement of results of the balloting

A. Board election results

Raul Alvarado – 25 votes

Troy Becker – 17 votes

Clay Creasey – 22 votes

Raul Alvarado and Clay Creasey will hold terms for 2 years until 2024.

B. IRS Ruling 70-604 voting results

Yes – 30 votes

No – 0 votes

Abstentions - 1

VIII. Motion to adjourn to Organizational Meeting

A motion was made and seconded to adjourn organizational meeting at 7:30 p.m., motion carried unanimously.