

MINUTES

Mountain Park Condominiums Owners Association Restructuring Principal Officers — Monthly Dues & Late Payments — July 25, 2023 Pool Area — 5:00 - 6:00 PM

On Tuesday, July 25, 2023 a meeting the Board of Directors of Mountain Park Condominiums was held on the deck overlooking the pool.

Agenda

- Association Monthly Assessment Dues
- Delinquent Payments
- Restructuring the Principal Officers of the Board

On July 22nd, an email announcing the meeting was sent to all board members.

Attending in person were five (5) board members: Les Harper; Larry Howard; Byron Minton; Zo Cserna and John Liparelli. Attending by phone: Donna Calhoun.

President Les Harper called the meeting to order at 5:00 pm. A quorum was present.

Payment of Monthly Assessments. As given in Section 18.6 of the CC&Rs “Any assessment not paid by the first day of the calendar month for which it is due shall be delinquent and subject to a late charge...” as given in Section 19.4 titled Late Charges and Interest on Delinquent Assessments.

After discussion, it was proposed to allowing a five (5) day grace period, from the first day of the month through the fifth day of the month, for Assessments to be received without imposing a late fee. After that time, a late fee of \$50 would be imposed. This to take effect on September 1, 2023.

A Motion was made and seconded to impose a late fee of \$50 after a five (5) day grace period. The Motion was carried by Majority Vote.

Restructuring the Principal Officers of the Board. As given in the Bylaws at Section 4.2 Election of Officers — The members of the Board who were elected as Principal Officers during the first meeting of the Board on April 27, 2023 after the Annual Meeting of the Association on March 27, 2023. The officers were: Les Harper, President; Larry Howard, Vice President; Byron Minton, Secretary/Treasurer.

The purpose of the restructure was to assign the jobs of the Principal Officers in a way best suited to serve the Association.

By an affirmative Majority Vote of the Board — **Zo Cserna became President; Les Harper became Vice President; Larry Howard became Treasurer; Byron Minton remained as Secretary.**

Zo Cserna, as President of the Board then made a few remarks regarding his work experience in computer programming, computer applications, website design and information technology (IT) which will be useful in order to improve communication among unit owners and the timely posting of Minutes of meetings, financial information and necessary improvements to the property.

The meeting was adjourned at 6:00 pm.

Byron Minton
Secretary