

**Golf Villas III**  
**Members Annual Meeting**  
**April 4, 2024**  
**Minutes**

Charles Page President Golf Villas III called the meeting to order at 5pm and determined there was a quorum.

Next Charles spoke to the election and the fact that Jerry Block and Charles Page were elected for another two-year term. Thank you, Jerry, for serving on board.

Minutes were reviewed by Charles asking if there were any changes to the February 9, 2023, members annual meeting minutes. Some discussion on plants, trees, and ground cover for the yard. The minutes were approved as presented.

Charles then presented the 2023 financial expenses summary.

Charles stated the financials were under control and there was an increase of \$2 per month for 2023. No major assessment is anticipated, Charles touched on upcoming projects; 2027 road slurry seal, and repair and 2028 paint of exterior wall. A brief discussion on repaving the road was discussed.

Reserve Cash flow chart was provided and discussed with the acknowledgement the balance goes negative in 2032 and the Golf Villas III Board will need to discuss.

Charles then discussed the status of phase one of the major landscaping project (Unit 2 – 12 to include common areas) and the beginning of phase two (Unit 1 and common area between Unit 1 and 2)

Joel Gross reviewed the responsibilities of the homeowners in the community, specifically rules related to responsibility during any remodels or relandscaping.

With no further questions from the community the meeting was concluded.

Adjourned the meeting 6:15pm