

KIPLING KLUB TOWNHOUSES ASSOCIATION
2023 BUDGET AMENDMENT & RATIFICATION MEETING MINUTES
March 30, 2023

MEMBERS PRESENT: Libby Prueher, Donna Egan, Erin Michael, Tawn Russell, and Jay Long
MEMBERS ABSENT: None
ALSO PRESENT: Jim Robson, Property Manager, Realty One Property Management, Inc.

I. It was determined there was a quorum of Directors present to conduct business. The meeting was called to order at 6:45 P.M.

II. **Approval of Minutes:**

None

III. **Action Taken:**

“RESOLVED to reject the New Budget for 2023 to cover the increase in Insurance costs. (Motion of rejection was passed by a majority of homeowners.)

It was noted that the Emergency Special Assessment of \$4285.00 per unit, must still be paid.

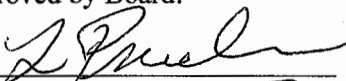
The Board, Management Company, and our Insurance Broker, noted that the increase in insurance is here to stay for the foreseeable future. This increase must be paid monthly or there will be an Emergency Special Assessment again next year, and each year following that, until a budget is adopted to cover the increased cost of insurance.

There was also mention of having each unit convert their unit to Copper wiring from Aluminum wiring. A couple of homeowner’s volunteered to research this further.

IV. **Adjournment:**

There being no further business to come before the Board and membership, this meeting was adjourned at 9:10 p.m.

Minutes Approved by Board:

Signed: 

Print Name: Libby Prueher

Position Held: Board President

Date: April 6 2023