

ARABESQUE HOA
2024 ANNUAL MEETING MINUTES
March 13, 2024

The meeting was held via Zoom and was called to order at 5:36 PM by Alicia Criswell with Lighthouse Management. Alicia asked attendees to sign in via the chat with their name and address and introduced herself and Ron Abeloe, President and Developer.

Attendees:

Ron Abeloe	multiple addresses
John Jessup	679 Everly Ct
Georgia Ray	681 Everly Ct
Marc Kendrick	683 Everly Ct
Caleb Abeloe	685 Everly Ct
Frans Lambrechtsen	690 Anela Lane

Alicia asked if everyone had a copy of the 2023 Minutes and if there were any questions or changes. Without either, Ron made a motion to approve, and John seconded the motion; No owners opposed, and the 2023 Minutes were approved.

With everyone having reviewed the 2024 Proposed Budget and no one having any questions, John made a motion to approve, and Caleb seconded. No one opposed it and the 2024 Proposed Budget was approved. Ron commented regarding the budget that the account is continuing to accrue reserves and does have a CD ladder to help the HOA accrue interest. He stated that the groundskeeping expenses have increased significantly due to the additional landscaping installation and maintenance needed along G Road. He stated that if the HOA is still able to maintain a good reserve account next year, the Board might be able to look at decreasing the yearly fees again.

The current Board of Directors consists of Ron Abeloe, Greg White and Doug Lampe. Greg White has sold his property, Caleb Abeloe will take his spot. John Jessup agreed to take over for Doug if Doug doesn't want to stay on. There were no objections to the changes and the 2024 Board was approved.

Ron stated that he will stay on the Board at least for this upcoming year while there is significant construction going on. They are in the final phase of construction for the subdivision.

As far as common areas, landscaping has started on 29 Road. All fencing is up on the North side for the home on the far North end and they will not be allowed to extend it further due to site distance. Ron got permission from the City to eliminate some trees along G Road as they were blocking the view to make a left turn.

Caleb motioned to adjourn, and John seconded the motion.

The meeting concluded at 5:54pm