



**ANNUAL MEETING – December 3, 2022
5070 Higgins Drive, Montclair, VA 22025**

I. Call to Order

- A. Hiller, the President of SRA, called the meeting to order at 10:00 am.
- B. The meeting convened with a quorum of 22% of the membership participating on-line, in-person, or by proxy.

II. Opening Remarks

- A. Hiller welcomed everyone to the meeting.

III. Approval of 2021 Annual Meeting Minutes

- A. Hiller announced that the 2021 annual minutes were approved by a majority of the homeowners via on-line voting, in person, and by proxy.

IV. 2023 Annual Assessment

- A. Hiller announced the Membership approved the Southlake Recreation Association to charge an equal, flat rate assessment to each unit. The assessment, as proposed by the Board of Directors, is \$434 to be paid in quarterly installments for the 2023 calendar year.

V. Hiller provided a report of the 2022 accomplishments:

- a. Pool repairs and renovations
- b. Playground replacement
- c. Exterior lighting repairs

APPROVED AT THE 2023 ANNUAL MEETING (12/13/23) BY MAJORITY VOTE OF MEMBERS

- d. Opened clubhouse to residents & non-residents which tripled income
 - e. Over 140 outside pool memberships sold
 - f. Two fitness classes added to generate income
 - g. Contracted with the Seahawks Swim Team to use the pool for a fee
- B. Hiller also noted that beginning January 2023, assessments will be billed on a quarterly basis.
- C. In addition, Hiller reported that Cavalier Management will assume management of the community effective January 1, 2023.
- D. Food Truck Friday was provided at no cost to the association.

III. Introduction of Candidates

- A. Candidates are Larkin, Rainey, and Hiller. Larkin & Rainey were not present at the meeting. Hiller introduced herself to the membership.
- B. Harold Dorsey nominated himself from the floor.
- C. The manager collected the votes and Hiller, the President, announced the results.
- D. The new Board consists of Hiller, Larkin, Rainey, and Dorsey.
- E. Hiller thanked the outgoing board members, Josephs, Heaton, and Young for their hard work and dedication to the community.

IV. Treasurer's Report

- A. Josephs provided a Treasurer's Report to the Membership.

V. Homeowners' Forum

- A. A member inquired about the 2023 reserve contribution; Hiller replied that the allocation is \$115,744.

- VI. Adjournment. Hiller thanked everyone for participating and adjourned the meeting at 10:23 am.