

**Avalon Homeowner's Association, Inc.**  
**Board Meeting: Organizational Meeting**  
December 14, 2021

As required by the bylaws of the association, the board met in Executive Session for their first organizational meeting. The meeting immediately followed the Annual General Meeting of Members on December 14, 2021 at the Belforest Civic Center.

Directors attending were Ashley Campbell, Amanda Goodrich, Aleah Kaip, Newly Elected Candi McKean, Newly Re-Elected Ellen Najdowski, Josh Oakes, Mike Rauch, and Jeff Shoemaker. Newly elected Kim Miles was unable to attend the meeting and her husband Carl Miles attended on her behalf.

Josh motioned that we waive Executive Session, Ellen seconded, the motion carried unanimously.

Josh congratulated the new board members and began the process of selecting officers.

Josh Oakes was unopposed for President and elected by unanimous consent.

Ellen Najdowski was unopposed for Vice President and elected by unanimous consent.

Mike Rauch was unopposed for Secretary and elected by unanimous consent.

Jeff Shoemaker was unopposed for Treasurer and elected by unanimous consent.

Aleah Kaip was nominated for Architectural Control Officer by Josh Oakes. Carl Miles expressed that his wife, Kim, would also be interested in the position. After discussion, Aleah was elected as the Architectural Control Officer and Kim was placed on the Architectural Control Committee (the "ACC"), both by unanimous vote.

Ashley Campbell stated that she would like to focus her efforts on only one role. Ashley was elected to serve as the third member of the ACC by unanimous consent.

Amanda Goodrich was unopposed for Social Chair and elected by unanimous consent.

Candi McKean was unopposed for Welcome Chair and elected by unanimous consent.

After significant discussion, Mike Rauch was unopposed for Maintenance Chair and elected by unanimous consent. The discussion centered around the fact that the work of maintenance would be carried out by a committee and Mike would oversee the committee. Jeff Shoemaker offered to help out. It was noted that members of the committees of the board (ACC, Social, Welcome, Maintenance) need not be directors. Ellen offered that her husband Derek would also be willing to help out with maintenance.

The meeting adjourned at approximately 9:15 PM.

Next meeting of the board is scheduled for 6:00 PM on Tuesday, January 25, 2022 at a location to be determined.