

PROPERTY OWNERS ASSOCIATION OF SUMMIT at LAKE RIDGE  
April 29,2024 @ 7:00pm Virtual ANNUAL MEETING  
Cedar Hill, Texas

AGENDA

- I. Establish Quorum and Call the Summit Annual Meeting to Order at 7:00pm  
Meeting was called to order with 15 participants  
Quorum was achieved via the online voting prior to the meeting being called to Order as shown by the voting results



Final voting report for POA of the Summit at Lake Ridge

April 26, 2024

2024 Summit at Lake Ridge POA Board of Directors Election

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| Votes Received | Imported Accounts | Percent Voted |
|----------------|-------------------|---------------|
| 30             | 86                | 34.88%        |

Announcement was made that Anthony Baker, President of Summit BoD, had lost his battle with cancer and passed on April 22nd.  
Board had a quorum at the meeting with Richard Haertling and Gary Karnavas in attendance.

- II. Reports  
2023 Financial Results (Approved 2-0)  
2024 Financial Results ( thru March 31, 2024) (Approved 2-0)  
2024 Budget Review  
ACC Update - Thanked ACC members, and update on past 12 months  
ACC Members: Ronnie Hernandez, Don Perkins, Jeff Willis  
Results of Summit CCR Short-Term Rental Vote  
85% Voter turnout (74 ballots), 59 YES votes - 68% of Summit POA  
Reviewed 2023 and 2024 accomplishments
- III. Old Business  
Board approved expenditures as follows (Approved 2-0)  
Reserve Study - \$2,650  
Gravel Road - \$6,900  
Town View Entry Improvements - \$11,200

IV. New Business

Appointed ACC Members: Don Perkins, Chairperson, Ronnie Hernandez, Jeff Willis

The Board commissioned a Reserve Study in 2023. Study is located on Lake Ridge POA website: <https://lakeridgepoa.org/summit/>

Proposed Camera System for entrances - Estimate \$6,000 (Approved 2-0)

2024-2025 Board Members from election:

Richard Haertling, Interim President

Vacancy

Gary Karnavas - Interim Secretary/Treasurer

Board asked for interested property owners to fill Board position to send an email to [Summit@ciaramail.com](mailto:Summit@ciaramail.com) by May 31, 2024

V. Property Owners Forum

Discussion on Street Lights inside Summit

VI. Adjourn

Meeting was adjourned at 8:05pm