The Beaucatcher House Homeowner’s Association

Care of Cedar Management Group

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November 27, 2020

Hello Beaucatcher House Homeowners:

We hope this mailing finds you well. This is the second and final mailing regarding our annual meeting for 2021. In this letter, please find attached:

1. The proposed budget for the year 2021 with no increase in dues.
2. A letter from our President, Sue Cobb summing up 2020.
3. The 2021 Annual Meeting Agenda with zoom link.
4. Ballot for the **rejection** of the 2021 budget.

**Nominations:** This year there will not be any nominations from the floor, as our governing documents do not require this. Since there still to this date, with the deadline having passed on November 19th, have only been two (2) board applications received and there are only two (2) open positions, there will be a formal motion by acclamation made at our annual meeting as we welcome once again, Sue Cobb and Bruce Holcombe. Thank you both for volunteering your time again. Our governing documents do not require a written ballot, so there will be nothing on your end to return.

**Budget Ratification:** *If you reject* the proposed budget (attached), please return the budget ratification rejection page (attached) by **Wednesday, December 16th**. The majority must reject the budget for the budget not to pass, and in that event, we will continue to follow the 2020 budget.

**Annual Meeting 2021 by way of Zoom:** The Annual meeting will start promptly at 4:30 pm on Thursday, December 17th, 2020. The host will start to admit attendees at 4:20pm and will close admitting attendees at 4:40pm. Zoom is free to download and please ensure that you have it downloaded under your legal name as the host will only be admitting those from the owner’s list. If you prefer to call in, you may do so with the information provided below. **\*\*Please note that the host will be muting all attendees. To be recognized for a motion, please raise your hand and it will be recorded. \*\***

**Join Zoom Meeting**[**https://zoom.us/j/97470536248?pwd=bHdDLzJIa0dqU3dEbDdINjYyajFCZz09**](https://www.google.com/url?q=https%3A%2F%2Fzoom.us%2Fj%2F97470536248%3Fpwd%3DbHdDLzJIa0dqU3dEbDdINjYyajFCZz09&sa=D&ust=1605122159978000&usg=AOvVaw29_XF_0JEMYOjBEFpkPTfl) **Meeting ID: 974 7053 6248
Passcode: 774906 Dial by your location: +1 646 558 8656 US (New York)**

If you have any questions, please reach out to me at mcravener@mycmg.com. Again, I am sorry we will not be seeing each other this year, but for safety reasons the board felt this was the best course of action.

All the Best,

Megan Cravener

Cedar Management Group

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**Rejection of the 2021 proposed budget**

I, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, hereby vote to reject the proposed 2021 budget.

Name:

Unit Address:

Signature:

Please return by Wednesday, December 16th, 2020.

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