Board of Directors Meeting Minutes Greater Imperial Board.

September 24th, 2026

CALL TO ORDER

The meeting was called to order by Trevor Calhoun at 3:01pm after confirmation that proper notice had been sent and a quorum was established.

APPROVAL OF MEETING MINUTES: August 2026 meeting minutes Motion was made by Gail Swartz seconded by Brian Pray all were in favor motion passed.

OLD BUSINESS

Sheriff's Report:

Trevor will be providing a full report to CRM to send out. There were 5 traffic stops and 3

Engineering update:

This is an ongoing project; the executive committee has two proposals from two engineers at this time. Charlie Cummings sent an email with suggestions. The Board discussed creating a committee made up of residents with a Board chairperson to start reviewing the project. There will be more to come at the next meeting. Board members were asked to request volunteers from their communitiee.

FINANCIAL REPORT:

1. After 8 months of the year we are slightly ahead of budget (67.8% vs 66.7%) for Income and slightly below (66.2 % vs 66.7%) for expenses, producing a YTD surplus of $8,619.
2. Overall, we are tracking the budget.
3. Recoverable gate damage booked is now up to $4,639.
4. Total utilities are a little below budget: timing differences on implementation mean that Cable is above budget and water below.
5. Our total balances – cash and CDs - at the end of July 2026 were $476,240compared with $244,760 on 9/30/22, just before Ian, and $445,884 at the end of 2025.
6. Reserves are now $443,932, compared with $227,408 before Ian, and $373,248 at the end of 2025.
7. I am enclosing a list of the items covered by our recent reserve review as well as those expenses which are charged to the operating budget.
8. As of the end of August, we had invested a total of $374,574 in CDs as follows:

$50,605 maturing in September 2026
$109,937 maturing in September 2026
$54,280 maturing in October 2026
$108,695 maturing in November 2026

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$51,056 maturing in December 2026

The September CDs have been reinvested and October one will be before the next meeting.

Currently we have $69,358 cash in the Reserves.

Motion to accept the financial report as presented was made by Charlie Kerwood and seconded by Gale Swartz.Vote: Motion passed unanimously.

Audit – Currently waiting on proposals for the financial audit.

MANAGERS REPORT:

The transcore reader has been replaced. The older cards are not working, the software has updated and the old cards are obsolete, and owners need to replace the old cards in order for them to work properly. Stickers must be on the windows and wands need to be laid on the dashboard holding them and waving them around will not work.

OLD BUSINESS

Hotwire install is just about complete at CSCA and the guard house will be getting complementary internet services.

NEW BUSINESS

The Executive Committee will be meeting next week for a budget workshop to be able to present the 2027 budget to the Board at the next meeting.

All meeting dates for the rest of 2026. -10/29-11/19-12/17

With no other business to discuss Charlie Kerwood made a motion to adjourn the meeting seconded by Doug Bartlett, all were in favor of meeting adjourned at 4:11 pm.

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