



**CANYON CREEK OWNER'S ASSOCIATION, INC.
HOA SPECIAL MEMBERSHIP MEETING MINUTES – FEBRUARY 21, 2022**

1. Meeting called to order 10:03 am by HOA President David Henry
2. Proof of Notice: Notice attached was mailed via US Post and emailed to all members on February 1, 2022.
3. Roll Call / Establishment of Quorum >60% total of 57 members counted present

8 Members present at meeting:

David Henry, President, CCOA, 1309
Susie Hogue, Secretary, CCOA, 1307
Lara Lewis, Beal Properties
Vivian Henry, 1309
Bundy Hogue, 1307
Ed and Patti Murphy, 1237
Patricia Scamardo, 1243
Paul McMahan, 1301

56 absentee/electronic ballots cast, 1 in-person ballot cast.

4. Floor opened for discussion on matter under consideration;
A motion to approve a Special Assessment of \$6,760.00 per unit for Capital Improvements

Owner's observing via Zoom were allowed to address the membership.

5. Discussion closed, call for vote, and ballots counted. Motion failed by a vote of 20 for and 37 against.
6. Meeting adjourned at 11:38am.



**Canyon Creek Owner's Association, Inc.
Notice of Special Meeting of Members
February 21, 2022 10:00am**

A special meeting of the Members of the Canyon Creek Owner's Association, Inc. (the "Association") will be held at 10:00am on February 21, 2022 at the office of Beal Properties, 3363 University Drive East, Suite 215, Bryan, TX 77802. The Special Membership Meeting is scheduled to begin at 10:00am. Please arrive at least fifteen (15) minutes early, so that your attendance can be registered before the meeting commences.

The purpose of the Special Membership Meeting is to discuss and/or vote on the following matter;

(1) A motion to approve a Special Assessment of \$6,760.00 per unit for Capital Improvements

The Board of Directors has enclosed a proxy form with this notice in the event you are unable to attend the Special Membership Meeting and would like to designate an individual to attend such meeting in your place and vote on your behalf. If you choose to use the proxy form enclosed with this notice, a blank line is provided in the proxy form where you may designate the proxy-holder of your choice. ***To be effective, the proxy form must be signed and dated, and either returned to the Association at the address provided below by 5:00pm on the last business day immediately preceding the date of the Special Membership Meeting or presented at the Special Membership Meeting prior to such meeting being called to order.***

In addition, the Board of Directors has also enclosed instructions for casting your ballot electronically. These instructions will also be posted on the Association website at www.bealbcshoa.com/canyoncreek. An electronic ballot is considered an absentee ballot and can be used if you are unable to attend the Special Membership Meeting but would still like to cast a ballot on the matters to be voted on at such meeting. Please be advised, if you cast your vote via absentee ballot (electronic ballot) instead of attending the Special Membership Meeting, you will forgo the opportunity to consider and vote on any action from the floor concerning the matters to be voted on at the Special Membership Meeting. This means that if there are any amendments made to any pending ballot items from the floor, you will not be able to vote for such and your ballot will not be counted on the final vote on any such amended ballot items. You may submit an absentee (electronic) ballot and later choose to attend any meeting in person, in which case any in-person vote will prevail. ***To be effective, the absentee ballot (electronic ballot) must be submitted online no later than 10:00am on the date of the Special Membership Meeting.***

Please return executed proxy forms to the Association in advance of the Special Membership Meeting at the following address:

3363 University Drive East, Suite 215
Bryan, TX 77802

We look forward to your presence and input at the Special Membership Meeting of the Canyon Creek Owner's Association, Inc.



Note: ZOOM attendance is for observation only. If you attend via Zoom, you will not be able to address the Board, motion from the floor, or vote in person. In order to cast your vote, you will have to send a proxy or vote electronically.

Topic: Canyon Creek Special Membership Meeting

Time: Feb 21, 2022 10:00 AM Central Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/87416463081?pwd=dElBM1h4MkptYUxxWmEyT0Z2RzBYdz09>

Meeting ID: 874 1646 3081

Passcode: 284983