

**CREEKWOOD TOWNHOME ASSOCIATION, INC.**  
**2022 Annual Membership Meeting**

**MINUTES DRAFT**

**DATE:** Wednesday, February 16, 2022  
**TIME:** 6:15 PM  
**PLACE:** The Pool Area, 5251 78<sup>th</sup> St Cir E Bradenton

Determination of Chairman of the meeting and Call to order: The membership present unanimously appointed Nicole Banks of Sunstate Management to chair the meeting. The meeting was called to order at 6:26pm.

Calling of the roll and certifying of proxies: A quorum was present with 25 members present and by proxy.

Proof of notice of meeting and select volunteer to verify ballot counting: Meeting notice was provided in accordance with FL ST 720 and the association's governing documents. Wayne Rooks volunteered to verify the ballot counting.

Approval of the Previous Minutes / disposal of any unapproved minutes: MOTION made by Joe, seconded by Nick to approve the 2021 Annual Meeting minutes as presented. MOTION passed unanimously.

Treasurer's Report: Gina reported from the December 31, 2021, year-end financial statements. Available at [www.mycreekwoodtownhomes.com](http://www.mycreekwoodtownhomes.com)

Nominations, Election Results and Announcement of the 2022 Board of Directors: There were no floor nominations made at the meeting. Carlos Fonseca and Pam Gibson will joint Nick Paragioudakis, Joe McIntyre, and Gina Valdez as the 2022 board of directors.

Homeowner Comments:

Comments were made by owners regarding parking. This will be an agenda item for the next board meeting.

Unfinished / New Business

Carryover Vote: The membership present and by proxy unanimously voted in favor.

Adjournment: With no further business to discuss, the meeting adjourned at 6:46pm.

~Immediately following the Annual Membership Meeting will be the Organizational Meeting to  
appoint Officers to the Board of Directors~

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**ORGANIZATIONAL BOARD OF DIRECTORS  
AGENDA**

Call to Order and Establish a Quorum is present: The meeting was called to order at 6:46pm. A quorum was present with the following members present; Nick Paragioudakis, Joe McIntyre, Gina Valdez, and Carlos Fonseca.

Acknowledge Posting of Notice: Notice was provided in accordance with FL ST 720 and the association's governing documents.

New Business – Establish Officers

MOTION made by Joe, seconded by Nick for the following officer positions:

President: Nick Paragioudakis (term expiring 2024)

Vice President: Joe McIntyre (term expiring 2023)

Treasurer: Gina Valdez (term expiring 2023)

Secretary: Carlos Fonseca (term expiring 2024)

Director at Large: Pam Gibson (term expiring 2024)

MOTION passed unanimously.

Next Meeting date: April 18<sup>th</sup> at 6:15 at the Pool Area

Adjournment: With no further business to discuss, the meeting adjourned at 7:10pm.