

Meeting Title: Annual Community HOA Meeting

Date: May 6, 2025

Start Time: 6:30 PM

Location: Round a bout in neighborhood

Board Members Present:

- Brian
 - Sasha
 - Morgan
 - Chelsea
 - Taylor
-

1. Welcome and Introductions

The meeting began at 6:30 PM. All current board members were introduced to the community.

2. Newsletter and Community Standards

- Community members were updated about the upcoming neighborhood newsletter.
- A “ride around” has been scheduled to identify homes needing attention, focusing on:
 - Excess clutter
 - Faded or peeling house paint
 - Lawn care and weeds
 - Fence maintenance

3. Board Member Elections

- A review of current board members took place.

- Election results were discussed, with updates on board membership for the upcoming term.
- We welcomed Taylor as our new Treasurer

4. Community Engagement

- A poll will be issued to gauge interest in a community yard sale.
- A thank-you was extended to all who participated in the Easter event, which had a strong turnout.

5. Financial Overview

- Copies of the 2024 financial breakdown were distributed to attendees.
- Key financial items discussed:
 - A projected shortfall of \$614 for the year.
 - Tax filing costs totaled \$440.
 - \$240 was allocated to the contingency fund to prepare for emergencies.
 - A new HOA website was introduced.
 - The board's goal is to maintain a small, consistent contingency fund moving forward.
 - Long-term hope to plateau dues around \$157 to support ongoing neighborhood improvements.
 - Water service at the front entrance of the neighborhood has been cut off, resulting in a \$50/month savings.

6. Neighborhood Improvement Plans

- Upcoming projects include addressing ongoing flooding issues and resolving a beaver-related concern affecting common areas.
-

Adjournment:

The meeting concluded at 7:00pm.