## DRAFT: APPROVAL AT 2017 ANNUAL MEETING HAMPDEN VILLAS HOMEOWNERS ASSOCIATION 2016 ANNUAL MEETING MINUTES: NOV. 29, 2016

Mike Hultman

BOARD MEMBERS ABSENT: None

HOMEOWNERS: Sign-in available at management company

CONTRACTORS: None scheduled

CPMG: Association Manager Lynda Reifman Minutes taken and written by Lynda Reifman

Meeting called to order at 6:30 p.m. by Stephanie Pedersen.

Quorum of homeowners established through in-person attendance and proxies.

## 2015 Annual Meeting minutes:

A motion was made by Luann Kirkovich, seconded by Paul Cooper, and passed unanimously, to approve the 2015 Annual Meeting minutes as written.

State of Association: Board of Directors \*The pool gate was re-keyed for the 2016 season and notice was mailed to residents that the pool closing time is 9:00 p.m.

- \*A camera was installed to monitor the mailbox area.
- \*The pool house/mailbox kiosk building was re-painted.
- \*Projects to be considered for 2017 include repair and re-painting the Hamden Avenue fence, establishing a Holiday Cheer committee, concrete sidewalk replacement at the mailbox kiosk, landscaping on the north side of the pool house facing Hampden, and evaluating and upgrading of the playground equipment.

## 2017 Budget:

The 2017 budget was mailed to homeowners with the Annual Meeting notice and accepted by the homeowners in attendance.

## Board Member Election:

A motion was made by Stephanie Patrick, seconded by Luann Kirkovich, and passed unanimously, to re-elect the current Board members by acclamation.

Homeowner Topics:

- \*Covenant compliance regarding yard maintenance
- \*Community garage sale
- \*Issues with dogs not on leashes

Adjournment: 7:50 p.m.