**AUBURN MEADOW PAIRED COTTAGE ASSOCIATION, INC.**

**HOMEOWNERS' ANNUAL MEETING**

**Auburn Meadow Clubhouse**

**Wednesday, October 9, 2024 7:00 PM**

The meeting was called to order by President, Lucy Johnston.

Lucy welcomed and introduced the current board members and new residents to the Paired Cottage Association:

1225 Alan Saks

1275 Maureen Roberts

1277 Matthew Culp

1279 Jeffrey & Charissa Menard

1266 David & Judith Myers

Marshall Miller, Paired Cottage Treasurer reviewed the Paired Cottage Financials along with the 2025 Budget. The checking account balance is

$27,377.00. The capital reserve balance is $30,767.00. Marshall also stated the Paired Cottage Association dues will remain at $170.00 for 2025. The Community checking account balance is $894.00 and the Community Capital Reserve balance is $9,681.00.

 Some discussion regarding the maintenance of our lawns. Unfortunately there has been some concerns about the age of the controllers. They are now 22 years old and the board is getting some estimates of the costs of new controllers. Also we plan to have a one on one meeting with our irrigation vendor to review our times and zones of our lawn maintenance.

In 2024 Paired Cottage continued window washing and in 2025.

Seal coating of driveways, dead shrub replacement along with gutter cleaning later this year has been completed or scheduled. In 2025 vent cleaning will be scheduled and mole prevention and treatment will be reviewed monthly from March to November for all units and treated as needed.

Lucy Johnston reminded everyone that the light bulbs on the garage and porch area are provided by their association. They are to contact Carolin Kenneally or Lucy Johnston for replacement bulbs. The board requests everyone to use these dusk to dawn bulbs. The cost is very minimal and it gives our neighborhood a nice appearance as well as added security.

A handout was given to homeowners at the meeting to complete their phone numbers (landlines and cell numbers) to update the resident phone directory.

There are 2 open spots on the Paired Cottage Board. Jeffrey Minard advised Carolyn that he would like to be considered to the 2025 Paired Cottage Board. A ballot was distributed and a vote was taken by residents that attended the meeting plus the current board members. The ballot included Luann Thomas, Chuck Gross, Celia Oprinovich and Jeffrey Minard. After the ballots were counted the vote was for LuAnn Thomas, Celia Oprinovich and Jeffrey Minard for the 2025 Paired Cottage Board Members. Lucy Johnston will remain as the Paired Cottage President / Secretary and Marshall Miller as the Paired Cottage Treasurer.

The residents had questions regarding painting our shutters and doors a different color. George Hoeksma volunteered to get some color choices and prices to present to a committee.

Respectfully submitted,

Lucy Johnston

President / Secretary

NOTE: Minutes to be posted to the Community Bulletin Board, a copy with pertinent attachments filled at the Community Office computer and copied to the Community Office Computer