

## COUNTRY SQUIRE HOMEOWNERS ASSOCIATION

Date: November 11, 2024

### **Opening and Acknowledgement of Visitors:** None

**Attendees:** Kay Patterson, Mary Kay Lyle, Jackie Frakes, Linda Embry, Robin Shaon, Beth Downing, Lynn Beggs, Conrad Spaeth

### **Minutes:**

**Treasurer's Report:** Kay presented the treasurers' report 10/1 - 11/11/24 and 10/8 - 11/11 and the YTD budget worksheet. The board approved the unanimously as written. (Beth 1st, Lynn 2nd)

### **Questions and Concerns of Owners:**

**Old Business:** Lynn expressed concern we didn't vote on the HOA dues increase from \$175 - 185 a month. Unanimous approval (Lynn 1st/ Jackie 2nd)

### **New Business:**

Annual meeting:

- Be here by 6:30 to help set up.
- Jessica will help Cindy count votes
- Lynn and Linda will work the door and have people sign in and get information.

Helen Price is in the nursing home.

Mitch West is going to help on the board.

### **Association Responsibilities:**

- **Maintenance:** Conrad has 4 orders to work on. The bids will need to be resent by Conrad. He gave us bids but he never received approval. (Why?)  
Work order for Gary Swope - hole on the side of his house; 4207 Buckingham Ct.
- **Clubhouse:**
- **Swimming pool:** Finish pool repairs in the spring, as much as possible will be completed now.
- **Lawn/Tree Care:** Trees #3875
  - 1 tree to cut down and 18 to trim. Approved by the board (Linda 1st, Mary Kay 2nd)
  - I expressed concern that the gutters may need to be cleaned more often due to the older and larger trees.

- Jackie will ask Ed Jenkins to reevaluate cleaning them more often.
- We still have a mole problem, Jackie will check with Ed about taking care of moles too.
- **Snow Removal:**
- **Memorial Flowers:**
- **Neighborhood watch:** Older guy walking in the neighborhood - probably harmless, lives in the nursing home across the street.

**Meeting Adjourned:** 7:15pm, (Mary Kay 1st/Kay 2nd)