

Millbrook Homeowners Association
Board of Directors

Meeting Minutes of Officers Meeting Held
September 27, 2012, 7:30pm at the Harmon Club

Present: Mark DiNino (MD), Rick Dunham (RD), Jerry Blake (JB) Jen Dangora (JD)

Old Business:

1. Dues Collection: Update was given to the board by MD regarding the 2012 dues collection. At the time of the meeting there were several households that are in arrears. Appropriate action has been taken to collect outstanding balances.
2. Budget Process: The budget for the upcoming year is in progress and going well. It will be distributed for review as soon as it is complete. Any changes or concerns should be raised prior to posting for annual balloting. All financials will be available online.
3. Annual Meeting: Discussion took place and the board decided unanimously that a annual meeting would not be required this year. Ballot distribution to all households is in progress and will be distributed for review as soon as it is complete. A copy of the 2013 budget and voting ballot will be sent to each home for vote by November 30, 2012.
4. Dues Increase: The board voted unanimously that the dues will not be increased for 2013.
5. Financials: MD gave a review of the HOA financial status, there are no issues with cash flow and savings.
6. Cul-de-sacs: The projects will be starting this Fall.

New Business

1. Vandalism. Discussion took place regarding the vandalism and afterhour's activity. The board will continue to do is much as we can to try to repair any vandalism and report any unusual activity to the police and will encourage all neighbors to do the same to ensure our neighborhood is safe for our children.

2. Re-Election: It has been determined that Jerry Blake's seat is up for re-election and will be placed on the ballot.

3. Activities: JD gave a brief synopsis of the past yeas activities including the park dedication celebration. She also outlined some new thoughts for the upcoming year.