



**Canterbury Homeowners Association  
Meeting Minutes  
ANNUAL MEETING**



**Tuesday, October 4, 2016**

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**Officers/Board Members**

President – Leslie Thompson  
Treasurer – Debbie Meienberg  
Secretary – Steve Barnes

**Committees/Chairs**

Maintenance – Tom Daniels  
Covenants – John Anthoné  
Welcoming – Jenelle Bezdek

**Home Owners:**

21 Homeowners present, 21 proxies

**At Large Board Members**

Natalie Cushman  
Chris Haller

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**MEETING CALLED TO ORDER:** Tuesday, July 5 @ 7:00 pm, by Leslie Thompson. Debbie Meienberg confirmed that between attendance and proxies we have a quorum.

**MEETING MINUTES:**

- The September meeting minutes were unanimously approved after a motion, duly seconded.

**COMMITTEE REPORTS:**

\* **Financial Report:** Treasurer - Debbie Meienberg

- There were 5 dues payments totaling \$475 received in September.
- There are now 209 dues payments totaling \$16,950 received YTD.
- Total YTD income = \$19,080 including dues, concert sponsors, website ads and front entrance damage claim reimbursement.
- Sept. expenses paid = \$1,225 including \$650 for Dumpster Day.
- Total YTD Expenses = \$17,000.
- Estimated expenses to be paid out in October = \$1,300.
- There is \$5,610 in Checking, \$7,005 in Savings (the Reserve Acct), and \$12,615 total cash in the Bank.

\* **Welcoming Committee:** - No Report

\* **Real Estate Report** – Jenelle Bezdek

- There were 13 homes sold in Canterbury YTD versus 16 sold last year
- Average home sales price = \$525,000 this year versus \$494,000 last year
- There have been no foreclosures
- Prices are falling slightly since August
- Buyers are gaining a little bit of ground, and the market is anticipated to stay about the same next year.

**\*Maintenance Committee:** - Tom Daniels

- The Shelter has been taken down. Hope to have a new shelter constructed by the end of October.
- We are contracting to put up the Holiday lights again at the front entrance, but they will be on the lower trees and structures. The large trees are too tall now.
- Discussed the list of items that Bob Randall takes care of for our neighborhood
- Considerable discussion about the quality of our fences and the merits/cost of a stone fence along Meadows – and how it could be funded (special district assessment)

**\* Architectural Committee/Covenant Control:** - John Anthon

- We have gained a lot of ground on the RV and Trailer issue in our neighborhood due to continued calls/letters/discussions although it is an ongoing situation.
- John will look into the fence situation

**\*Tales Editor – Sharon Brigner**

- Talked about the newsletter

**\*Entertainment/Events – Debbie, Steve, Jenelle, Linda**

- Recapped the Dumpster Days, Concert and Hayride
- Talked about Wine Club
- Talked about the Garage sale 1<sup>st</sup> Friday/Sat in June

**OLD BUSINESS**

- Election of the Board Members – Leslie nominated Karen Mulberry and John Anthon
- A motion was made and was approved to accept the board as it presently exists

**NEW BUSINESS**

- Suggested that we consider a Food Truck at the concert, or other events such as the hayride.

**NEXT MEETING:**

- The next meeting is November 1<sup>st</sup> at Leslie's house.

**MEETING ADJOURNED:** Leslie adjourned the meeting at 7:55 p.m., after a motion, duly seconded.