

**DRAFT  
CAMBRIDGE FARMS  
ANNUAL MEETING  
MINUTES  
FEBRUARY 9, 2010  
DRAFT**

The Annual meeting of Cambridge Farms Homeowners Association was held on February 9, 2010. Board members present were Fred Rowden, Merry Whyman, Roy Carter, Kraig Owens and Jim Hanson. Karen Crisp represented Management & Maintenance Inc. a small number of owners were present also (see sign-in sheet.)

Fred Rowden called the meeting to order at 7:13pm. All of the owners introduced themselves.

The 2009 Annual meeting minutes were reviewed and approved as presented.

**FINANCIALS:**

The financial statements were reviewed. Karen Crisp discussed the areas that the Association was over and under budget. Karen noted the income and expense categories. The Association overall was under budget by \$1,425.00. The financial statements were approved as presented.

The 2010 Budget was presented at this time. The only increase that is anticipated was the trash collection. They increased service at 10% however this is still dramatically lower than most companies and Fords Roll Off had not increased the service for Cambridge Farm since 2005. The Association did agree at this time no increase would be necessary and they would readdress this in the next annual meeting.

**NEW BUSINESS:**

Merry brought up the content of the website and stated that all minutes are updated and that they would include the draft of tonight's annual minutes as soon as they are drafted. She asked for homeowners to volunteer their time to gather more information to include on the website. Jim asked if it would be hard to add a classified section Steve stated that it would not be hard to add this if the homeowners felt it would be helpful. Merry thanked Kyallee Dalrymple for all her great work and efforts on the website.

Merry asked the homeowner present if they had a suggestion on the dates for the garage sale and picnic. The homeowners suggested the date of May 21<sup>st</sup> and 22<sup>nd</sup> for the garage sale and August 28<sup>th</sup> for the picnic. Discussions was raised whether homeowners would prefer to have karaoke or the DJ that we always get either one seemed to go over well, Kraig Owens stated he would look into a machine and the costs for karaoke.

There was discussion raised regarding plantings at the entrance on Teller Street. The Board informed the homeowners that this has been looked at and due to the amount of utility lines that go through that area it would be to dangerous to dig there.

At this time homeowners on the floor were asked if they would like to be part of the Board no one wanted to get on the Board that was present and no homeowner requested prior to be put on the ballot. At this time Merry Whyman, Jim Hanson, Bret Faqua and Roy Carter were up for election. With no one to take their place these members are asked to remain on the Board by acclamation.

There being no further business, the meeting was adjourned.