

**DRAFT
CAMBRIDGE FARMS
ANNUAL MEETING
MINUTES
FEBRUARY 21, 2012
DRAFT**

The Annual meeting of Cambridge Farms Homeowners Association was held on February 21, 2012. Board members present were Fred Rowden, Merry Whyman, Scott Williams, Sharon Lowery 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 7:14pm. All of the owners introduced themselves.

The 2011 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 \$1,763.00. The financial statements were approved as presented.

The 2012 Budget was presented at this time. At this time no increases were anticipated except for possibly water and insurance. 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.

At this time homeowners on the floor were asked if they would like to be part of the Board. At this time Fred Rowden is up for election. There was a motion from the floor to accept Fred by acclamation as no other owner wanted to serve on the Board. Motion was seconded all in favor.

There being no further business, the meeting was adjourned.