**LEE MANOR ASSOCIATION**

**BOARD OF DIRECTORS**

**MAY 8, 2021 MEETING MINUTES**

Fumex backyard, 9:30-11:15 am

Members attending: Skroly, Weshler, Fleming, Fumex, Burk, Viscomi, Walczak, Peterson

Absent: Rigney

This board meeting is a continuation of the April 24th budget meeting and is called to finalize and approve the 2021/2022 budget in view of the LMA annual association meeting to be held on May 29, 2021.

**1.President’s Report**

* 2 companies have been approached for paving and drainage work
* Proposals have been received
* Estimated cost for immediate repair and patching $15k
* One LMA resident is in the paving business – willing to set up a road committee

**2. LMA dues**

* Discussion about need to accelerate the buildup of financing for road repaving and drainage projects with a view to repaving all LMA road surfaces in 2023/2024
* LMA operating costs have increased since last time the fees were increased (2014)
* Discussion about increasing annual dues incrementally vs. special assesments.
* Weschler suggests a powerpoint presentation to explain the different options at the annual meeting

**MOTION: to propose an increase in annual dues of $100 per household to the annual meeting (Fleming/Skroly) – Approved by all present.**

**3. Budget discussion**

* 2021/2022 budget is discussed
* Walczak notes the need to rationalize budget line items for clarity

**MOTION: the 2021/2022 budget is approved and ready to be presented to the annual meeting (Walczak/Peterson) – Approved by all present.**

**4. Annual meeting logistics**

* Annual meeting to be held on Saturday, May 29, 2021 at 22 Lee Way (weather permitting) at 9am. Fumex to enquire with Senior Center about possible room rental
* Meeting documents (Notice, proxy forms, budget, ballots for director nomination) to be sent by email and postal mail to each homeowner

Meeting adjourned at 11:15