

Georgetown on the Park
Annual Meeting Minutes
Georgetown Clubhouse & via Zoom
April 15, 2025
7:00 p.m.

- 1- Sign In
- 2- Meeting was called to order by Robin Smilanich at 7:03 pm
- 3- Minutes of the 2024 Annual Meeting Minutes were reviewed and approved.
- 4- Financial Report
 - a- Income-Expense report for 2024-25 was reviewed
 - b- The Budget for April 1, 2025 to March 31, 2026 was presented to the membership. .
 - c- Dues will remain \$220 per month. \$38.62 of that \$220 is budgeted to go towards Reserve/repairs.
 - d- The Reserve Study is available online at www.tpmhoa.com/georgetown
- 5- Election of Board Members
 - a- Bob Barnes was elected to fill the vacant Board Position
 - b- Thank you to Robin Smilanich for her service on the Board.
- 6- New Business
 1. Club House: We will have a **one-time Special Assessment in 2025 for \$900.00 which will be due July 15th.** If funds are needed before then, we will take from the Reserves and replace. Demolition and Construction on the new club house will start as soon as possible so it can be ready for the opening Memorial Day Weekend.

Use of our pool fobs will be used to assess the club house door in order to use the restrooms. Pool maintenance personnel will check the bathrooms daily and then a cleaning company will come in once a week for a proper cleaning.

It would be nice if we could have a night watchman to make sure the door to the club house is secure each night. HOA will put a lock on the thermostat so the AC cannot be turned on in the club house,

2. A new lawn care company is in place (LD Property Maintenance). They will continue with trimming, sprinklers, and weekly grass trimming. Keith will speak with owners about NOT leaving toys on the lawns and sidewalks at night.

3. Asphalt Repair- Bonneville Asphalt will be scheduled for mid- August 2025. Will include a crack seal, seal coat, and restriping.

4. Maintenance survey will be sent out and will be due May 31st, 2025. Stairs and railings will need to be completed this spring or summer. Preferred paint for railings is black.

5. Summer picnic will be scheduled to celebrate the new pool area.

6. Christmas lights for all this holiday season?? This will be discussed in more detail later in the year.

The Meeting adjourned at 8:18 pm.