

# WEST 86TH

**Don't buy the house, buy the neighborhood.**

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## HOA All the Way!

### Annual Homeowners Association Meeting



It is time for our yearly meeting! We will be reviewing updates from the prior year, focuses for 2025, voting on a new budget, and electing the BOD.

To reach quorum, we need 50%+ Homeowners in attendance, or having selected

a proxy. If you cannot make it, or plan to attend virtually - please make sure you that you fill out the Proxy Form securely sent via DocuSign to ensure your interest is represented!

The majority of the current BOD has agreed to serve another year, but we may also have openings! If you or someone else are interested, let us know! And fill out the Bio Form located on the West 86th Website.

### November 3rd @ 2pm

### *Making Cents of the Budget!*

Todd Sanger works hard all year long to ensure our accounts are correct and everything adds up! But the real work comes in September when the Annual Budget is created. And we are excited to share the proposed budget reflects a **0% increase in dues!**





### Neighborhood #HotTakes

*Information that is no longer an unsolved mystery...*

◆ #PostwithPurpose: We are loving all of the engagement on our Facebook page! And there can always be room for more. However, we do want to ensure that we are always being respectful of our neighbors and never posting minors without approval.

### Raising the Roof

Just because the pool is closed, doesn't mean work stops... We have been busy installing a new roof on our poolside pergola!



### Game, Set, Latch

Tennis courts will be closing / having their wind screens taken down on November 30th. Still plenty of time to dink!!



## Don't let your vote go missing – send in a proxy to keep things ticking!

Last year we had a lot of questions regarding how a Proxy Form works and when they are used. In short, Proxy forms allow homeowners to designate someone else to vote on their behalf at HOA meetings if they cannot attend, and are standard practice within HOAs. They ensure quorum and participation in important decisions.

Proxy forms are commonly used in several contexts, including:

- 1.Homeowners Associations (HOA) Meetings** – To allow members to vote on important matters when they can't attend.
- 2.Corporate Shareholder Meetings** – Shareholders use proxies to delegate voting rights to another person.
- 3.Union Elections** – Members may vote via proxy if they are unable to attend in person.
- 4.Nonprofit Organizations** – Members of boards or associations use proxies for voting on resolutions or decisions.
- 5.Government and Political Elections**

### Branching out...

◆Shout out to board members Tom Craig and Dave Skeels for helping to clear fallen trees and dead branches from the roads and common areas during our last storm. We managed to get a snap shot of them... 😄



### #HolidayParty

Be sure to make that list, and check it twice.... For important Holi-Dates! One of which is our yearly West 86th Holiday get together at the Clubhouse on **December 6th!** It is a great evening to connect with your neighbors, have some drinks, and celebrate the season!

