

SPICE HILL WOODS HOMEOWNER'S ASSOCIATION

Kevin Swanson <i>President</i>	Jason Gasior <i>Vice President</i>	Kimberley Parks <i>Treasurer</i>	Shannon Turner <i>Secretary</i>	Valerie Steiner <i>Member At Large</i>
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2025 ANNUAL MEETING NOTICE

Dear Spice Hill Woods Homeowner,

Pursuant to the Bylaws of the Spice Hill Woods Association, Article IV, Section 3.5 (Notice of Meetings), Below is the announcement for the 2025 Annual Meeting.

The annual unit owners meeting of Spice Hill Woods Homeowner's Association will be held on

Date/Time: Wednesday, December 3rd, 2025, at 6:30 pm

Location: East Hampton VFW, 20 North Maple Street.

Enclosed are a copy of the meeting agenda and the proposed 2026 budget. Due to the rising cost of our insurance, the constant increase of the electricity costs from Eversource, the current budgeted items and the current collections, the yearly dues are increasing from \$110.00 to \$120.00 per year. All these documents are also available on the website

We look forward to your attendance but if you are unable to attend you can always mail your thoughts or questions to Box 163, East Hampton CT 06424 or to our email address spicehillwoods@gmail.com. Also, included in this mailing is a voter proxy form. If you are unable to attend, you can have your vote counted by filling out the form and having someone vote in your absence.

At the end of this year, a couple of the board members will be finishing their term and will not be staying on. We are looking for new board members to help. If you are interested in joining us, please send us an email or let us know at the meeting.

Use your phone or tablet camera on the QR code to access the zoom meeting link for the annual meeting. Or go to: <http://zoom.us/join> and enter the meeting ID and passcode below.



Meeting ID: 828 5596 7322

Meeting Passcode: 870689



Spice Hill Woods
P.O. Box 163
East Hampton, CT 06424
www.spicehillwoods.com | spicehillwoods@gmail.com

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2025 ANNUAL MEETING AGENDA

Meeting Date: December 3rd, 2025, 6:30PM

- Call meeting to order
- Introduction of board members (roll call)
- Proof of meeting notice
- Previous year's meeting minutes
 - Motion to accept minutes from December 3rd, 2024
- 2025 Overview
 - Home Sales
 - Property maintenance and upkeep
- Treasurers report
 - 2025 budget and actual expenditures
 - 2026 proposed budget
 - Collections
- Motion to accept treasurers report
- Motion to accept 2026 proposed budget
- New Business
- Comments from association members
- Motion to adjourn meeting