



SPRUCE HILLS CONDO ASSOCIATION
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Agenda- Informational Open Meeting February 20, 2025

Welcome and Call the Informational Meeting to Order

Treasurer's Report

	<i><u>January 2025</u></i>	<i><u>February 2025</u></i>
Checking -	\$126,002.39	\$159,454.49
Savings -	\$583,817.50	\$517,250.15
Capital Fund -	\$163,734.06	\$172,992.06
Special Assessment-	\$155,814.17	\$123,514.55

Review:

- Bills list

Board Discussion

1. Status of Building Work
2. Status of Septic System
3. Capital Reserve Study
4. Potential platform to replace PayHOA
5. Snow Removal- clarifications
6. Salt/Ice Removal buckets in Entryway
7. Call for participation- new Board members needed; the election is in May.
8. Reminders:
 - Recycling: all cardboard recycling must be broken down and tied; \$50 violation per incident moving forward.
 - Dog waste: please make sure you are tying waste bags closed before disposing them in the waste container or the dumpster
 - HOA fee: Monthly HOA fee increased to \$295/month in April 2024.

Open the floor for discussion.

Next Meeting

May 2025- this will be the annual meeting.