

**KEMPTON CROSSING HOMEOWNER'S ASSOCIATION  
ANNUAL MEETING  
January 18, 2010**

The meeting was called to order at 7:00 p.m.

There were a total of 59 properties represented by either mail in ballot and attendance at meeting.

Since the quorum requirement is 131, the continuation of the 2010 Annual Meeting will be held on February 15, 2010 at which time the quorum requirement will be 66.

Since there was not a quorum, the meeting was adjourned at 7:05PM.

**February 15, 2010:**

The meeting was called to order at 7: PM by Werner Buchmann, president. There were a total of 67 properties represented and the quorum had been met to conduct the meeting. Werner Buchmann, Jeff Forman, Allen Lund, Bruce Kappele and Janet Giannini (VIP) were in attendance. Also in attendance were Matt Davis of ProQual, Karen Buchmann-Website, Cherry Marfisi-ARC and homeowners Jackie and George Barker, Janet Regis and Donna Kick.

**Minutes:** It was moved by Werner Buchmann and seconded by Allen Lund that the minutes of the 2009 annual meeting be approved. Motion passed.

**Annual Treasurer's Report:** Allen Lund, treasurer, gave the 2009 financial report. Copy is attached to the minutes. It was moved by Jeff Forman and seconded by Werner Buchmann that the 2009 Financial Report be approved. Motion passed.

**President's Report:** Werner Buchmann stated that with the down economy, Kempton Crossing is in a good financial position. He complemented all who are involved with the management and maintenance of the community and keeping expenses under control.

**Landscaping:** Matt Davis from ProQual Landscaping reported on the accomplishments during 2009 and projection of projects in 2010. Matt also informed the board that during the storm the week of January 21, 2010 15 trees were lost and a total of 21 tons of debris was removed. The board complemented Matt on the quick response to clear the downed trees. Replacement of the trees will be reviewed on an area basis and the cost would be approximately \$300 per tree for a 24" boxed tree. The board will review the replacement of trees over the next few months.

**Election of Board of Directors:** One position was up for election. No candidates were nominated. The board will appoint a member at the next regular meeting.

**Adjournment:** It was moved by Allen Lund and seconded by Jeff Forman that the annual meeting be adjourned. Motion passed.

The meeting was adjourned at 7:45 p.m.