

Merrymount Property Owners Association

Board Meeting February 9, 2026

11 am at home of Pam Rock

Attending are: Chair Lisa Handy; Vice Chair Pam Rock; Ann Thompson, Director & Treasurer; Patty McHenry, Secretary. Virtually: Alexa Scott, Director; Adam Wachter, Director. Guests: Jim Handy; Denise Buckner.

Call to order at 11:07 by Lisa H.

Thanks to Alexa & Adam for getting emails up to date prior to dues being sent. Thanks to Ann & Patty for dues distribution & returns.

Treasurers Report: Budget info total = \$249,848.22.

Money market= \$38,635.79

CDs = \$141,566.63 (consolidated 3 cds to get better rate on \$100,00.)

CD 7578 = 51,219.88

Checking = \$18,425.92

A budget meeting will be held on March 22, 2026 at 3pm at the home of Ann Thompson.

An Audit Committee meeting will be scheduled shortly, date to be announced – probably end of April.

Snow removal was performed by our lawn service contractor, bill has not yet been received.

Ongoing discussion regarding an unauthorized shed. ARC has been in touch with lot owners. Board will send a certified letter advising that the shed needs to be removed. Also a certified letter will be sent to the lot owner of 2 front lots who have cleared the lots and are moving forward without ARC review. (both certified letters have been sent 2/13/26)

Disability issue: Should we continue to allow dues exemption on 100% disabled veterans. Our attorney has reviewed this matter and we can continue to align with Mecklenburg/Warren (NC) county or opt to not exempt 100% disabled veterans from dues. This will be a matter to discuss at the annual meeting.

Denise B noted that the website needs updating. She asked that the 2025 capital reserve study be posted. Minutes also need updating. Alexa will create a form for the board to forward info to the webmaster to post on the MM website.

Meeting adjourned at 12.26

_____Respectfully submitted by____Patricia McHenry, Secretary_____ February 15, 2026__