

CHADLINGTON HOUSE CONDOMINIUM OWNERS' ASSOCIATION
BOARD OF MANAGERS
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Fellow Members,

The next annual meeting of the membership of the Chadlington House Condominium Owners Association will be at 6:00 pm on Saturday, October 15, 2022, on the Zoom app. All members or their representatives are invited to attend. If you cannot attend, please appoint a proxy to attend in your behalf. A proxy form is attached. You will need to send us the email of your proxy so we can give an invite to the zoom meeting. You do not need to have the zoom app on your computer as we will email a link to the meeting to you. Just click and follow the instructions. I cannot stress the importance of either attending or appointing a proxy. We will have items to vote on that may affect the future of Chadlington House.

A seat on the Board of Managers is up for election. Alec was appointed to fill out the unexpired term of Joe Beisman. That seat on the BOM is up for election. All members are encouraged to be active in the management of our common investments. If you are interested in this position, please let us know.

The proposed agenda is below:

1. Proof of notice and roll call.
2. Approval of the minutes of the last meeting.
3. Financial report
 - a. 2023 Budget.
 - b. Future dues.
 - c. Future projects.
4. Summer project updates.
5. Discussion of winter contractors.
6. Membership vote for the Board of Managers seat currently held by Alec Lindemann.
7. Discussion and vote on changes to the rules and regs. These include:

6.1 Motor Vehicles

After "...allowed" add "if spaces available"

6.4 Motor Vehicles

There are no reserved parking spaces at Chadlington with the exception that the BOM may grant temporary reserved space requests for residents with health issues, work issues or special needs.

21. Insurance

After "...\$300,000" add "all rental property owners are required to have rental unit insurance with the Association as additional insured. Proof of both coverages must be provided annually."

22. Short term Rentals

Short Term Rentals are to maintain and display prominently a house manual that is required to include:

- Condensed copy of the Chadlington Rules and Regulations.
 - Good Neighbor policy.
 - Local contact that is available 24/7 and is within a 30-minute travel radius of the property.
 - Instructions for recycling, trash, and the laundry.
8. Other.

Immediately following adjournment of the General Membership meeting, the BOM will convene to select officers and do other needed business.

Very Important

Please attend or send a proxy