

MAY 2023 NEWSLETTER

Brewer Farms Newsletter

www.brewerfarmscondos.com

BREWER FARMS ASSOCIATION CO-OWNERS' ANNUAL MEETING

When: Thursday, May 18, 2023

**Where: United Methodist Church, 721 Old US
27, Marshall**

Annually, Brewer Farms holds a meeting for co-owners to speak and learn more about our Brewer Farms Community.. This year a particularly important vote will take place to determine our Financial Revenue increase. Please be present for this vote, as we need 2/3 approval from unit owners in good standing. We will also be discussing upcoming improvements and the budget.

In addition, we will vote on the two (2) incoming board members.

Come meet your neighbors, current Board Directors, Administrative and Building Managers.



Upcoming Association Events

May 12

Brewer Farms Breakfast, 9 AM at the Country Kitchen restaurant. Free breakfast for those celebrating their birthday or anniversary!

Everyone welcome. Join us every second Friday of the month.



Our flowering trees and shrubs were so beautiful this spring!

FINANCIAL REVENUE PROPOSALS: One of these solutions must be selected by 2/3 membership vote of those in good standing. Each of these options would be a three (3) year budget plan, barring unforeseen circumstances of an aging infrastructure. Please look them over carefully and be prepared to vote at the Annual Meeting on May 18, 2023 at 6 PM.

		Year	units	months	amt	annually
1	Increase HOA \$65/month/unit new monthly= \$235 + 65 = \$300	1	136	12	65	106,080
		2	136	12	65	106,080
		3	136	12	65	106,080
		3-year total			36	
2	Assessment - annually		units	year	amt	annually
			136	1	800	108,800
			136	2	800	108,800
			136	3	800	108,800
3-year total			36 months		326,400	
3	Buy-in		Unit sales		avg 3%	annually
			20		5300	106,000
			20		5300	106,000
			20		5300	106,000
3-year total			36 months		318,000	

We have two vacancies on the Brewer Farms Condo Association board. Please use the attached Nomination Form to enter your name and information. These forms must be returned by Wednesday, May 10, 2023. Association members in good standing will be given the names and resumes on Saturday, May 13, 2023, so they may vote for the two candidates. The two selected candidates will be announced and introduced at the Annual Meeting. Please return your application to:

DROP BOX located at Butler Court, Building D, lower level next to the mailboxes.

**Brewer Farms Condo Association
Director's Nomination Form**

I am interested in running for a seat on the Brewer Farms Condo Association's Board of Directors. Please add my name to the May 18, 2023 Election Ballot.

Please attach your resume.

(Please print:

Name _____

Address _____

Phone _____

Email _____

Reasons why I feel qualified to serve on the Board of Directors

Signature _____

***Submissions must be returned by Wednesday, May 10, 2023 to:
P.O. Box 783, Marshall, MI 49068 or Put in the Drop Box located at the lower
level in Building D by the mailboxes.***