

**ELW Cluster Homes Unit Four
Manager's Report
November 10, 2025**

Administrative

There are no liens in place currently.

New Ownership Report – There are no new resales since last report on October 20, 2025.

Board Certification Course – all Board Members have completed and submitted their 4-hour Board Certification Course, which is good for 4 years. An additional 4 hours of continued education per year is required. This can be 1 – 2-hour courses on any subject.

March & McMillin, CPA's quoted \$3,500.00 for preparing the 2025 Audit and Tax Return.

Repair and Maintenance

David Swingle has provided estimate to remove 1 Magnolia at 120 Poole Place in the amount of \$1,070.00.

Monument signs will run approximately \$3,500.00 for two (2) signs.

Respectfully submitted,

Peggy M. Semsey,
Community Association Manager