

Stanford Elm POA Board Meeting Minutes

March 18, 2024 @ 1:00 PM

In attendance:

1. Tina Zahn - President
2. Dan Stahl - Vice President (+Architecture)
3. Debbie Klein - (Fry Ditch Creek Committee)
4. Barbara Ball - Secretary
5. Jack Gingerich - Treasurer
6. Karen Harper - Member (Grounds)
7. Steve Cote - Member (Gates)

A quorum was present so the meeting was called to order by Board President Tina Zahn.

Board Secretary Barbara Ball had posted the minutes of the previous meetings.

Board Treasurer Jack Gingerich reviewed the year-to-date treasurer's report. He reported that five homeowners are delinquent in paying annual dues. Tina will contact each of them. There were no other corrections or additions, so treasurer's report was approved as written.

Tina opened the discussion of "old business", as follows:

- A. Tina reported that she had scheduled an April meeting with the Corps. of Engineers to discuss Fry Ditch Creek issues.
- B. Tina reported that the dilapidated split rail fence around the retention pond has been replaced.

The above concluded the subject of old business.

Tina then opened the subject of new business, as follows:

- A. Dan had reviewed the overall condition of the neighborhood and found no current issues or problems.
- B. Election of 2024 BOD officers: Debbie Klein advised the Board that she resigns. Dan was elected to take Debbie's place as VP. All others remain as-is.
- C. The Board discussed Dan's suggestion of adding double gates at the entrances so only one car at a time could enter. The Board concluded that this is not a viable option for Stanford Elm.
- D. The Board discussed Dan's suggestion to add a camera system to each gate. Dan reported the cost at \$5K-7K per gate. The Board concluded that this is not a viable option for Stanford Elm.
- E. Tina announced that the neighborhood Spring garage sale is scheduled for May 4, 2024.
 - a. Frank and Doniece Phelps volunteered to put up the signs, as usual.

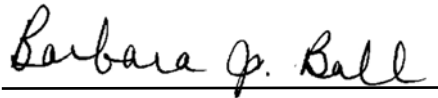
Stanford Elm POA Board Meeting Minutes

- F. Homeowner Elizabeth Casey asked if the HOA could put a bench on the island in the 112th Place cul-de-sac island.
 - a. Dan volunteered to research the cost, and to report it back to the Board for a vote.
- G. Barbara submitted the 1st 2024 newsletter. Tina approved and posted it on the neighborhood website.
- H. Tina agreed to perform the annual Stanford Elm Association accounting audit.
- I. Tina passed out copies of the Fry Ditch Creek report from William B. Smith of HIS Inc. for review.
- J. Debbie Klein distributed a recap of major projects undertaken during her tenure on the Stanford Elm BOD.

A motion was made to close the meeting.

- a. The motion was unanimously approved.
- b. The meeting was adjourned at 2:30 PM.

Minutes drafted by Barbara J. Ball



Barbara J. Ball