

SEASONS TRACE SINGLE FAMILY ASSOCIATION

Quarterly Meeting Minutes

May 14, 2018

Opening: The regular quarterly meeting of the STSFA was called to order at 6:31 PM by President Tricia Sorrell.

Present: Ted Johnson, Kim Overton, Blake Rochelle, Tricia Sorrell, Brian Sorrell, Ro Seaman and Pierre Forget. Quorum was determined and met.

Presentation of February meeting minutes: The February 12, 2018 STSFA meeting minutes were approved unanimously and will be posted on the STSFA website by Blake.

Recognition of Public Comments: A resident asked when the new covenants and bylaws would be completed and made available to residents to review. Ted explained the Board is in the process of working on them with the STSFA lawyer. Some residents asked for more neighborhood information to be sent out to residents. The Board invited them to join the emailing list and access the website and announcement board in front of the pool for current information. Brooks Realty is handling the clubhouse reservations.

Treasurer's Report: Pierre updated the Board about the current HOA income and expenses. The treasurer's report was adopted unanimously.

Old Business:

Architectural Review: Letters are being mailed by Berkeley to address maintenance concerns on Puffin Lane. Pierre suggested that the Board adopt a paragraph describing the expectations for maintenance of STSFA homes. Ted suggested the STSFA should use the same expectations as the subdivisions' covenants so there is uniformity among the neighborhoods.

JCC Good Neighbor Grant: Ted reported on the spring grant activities and the \$133 surplus remaining from the grant.

Recreation Association: Tricia reported that the Recreation Association Board replaced the skimmer for \$1300 so the pool will open on time. The funds to replace the pump are not currently available. Films from the security cameras in the recreation areas will be reviewed as needed with a community resource officer. A laptop has been purchased to handle security at the pool. The new pool pass program cost \$149 and will save money over the previous program. It is password protected and it tracks the hours of pool usage so future decisions about pool hours can be more accurate.

A resident asked what part of STSFA dues goes to the pool, and whether that amount is enough to count as a membership fee. He encouraged the Board not to raise charges on pool usage until the end of the special assessment collection period. Tricia explained the Recreation Association is being extremely careful with expenses, but the rising costs of running the pool may require some additional fees in the near future.

Adjournment: The meeting was adjourned at 8:00 PM by Tricia.

DRAFT