

SEASONS TRACE SINGLE FAMILY ASSOCIATION
Quarterly Meeting Minutes
March 11, 2024

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

Present: Board members Ted Johnson, Jenn Haynes, & Ed Overton were in attendance. Quorum was determined and met. Robbi Henry from Evernest, was also present.

Presentation of prior meeting minutes: The minutes from 11/9/23 were read via email. Motion to approve minutes by Ed, seconded by Jenn, motion carried.

Recognition of Public Comments:

Ed's brought concern from neighbor, Roberta, about runners & walkers in the neighborhood that are hard to see. She was wondering if we could use the board to put out some safety messaging. Board suggested putting some notices on the community boards and maybe some signs. We will put some info on the Facebook page for high visibility vests, safety, etc.

Treasurer's Report: as of 2/29/24

Overall, the association has positive balances in our operating account and our reserve accounts. Specific financial values are available to association members upon request.

Financial statements and budget information presented for board review by Treasurer Ed Overton. Insurance has been prepaid through Aug 1, 2024. Ed motioned that the treasurer's report be adopted and held for audit, Jenn 2nd. No objections.

Committee Report:

Recreation Association Report: Pool will be open Sat 5/25 -Mon 9/2. Closed on Mon, except holidays. 12-7 Tues, Wed, Thu, Fri, Sun & 10-7 on Sat. Closed on school days for JCC. Rec assoc meeting next week. The board directed Robbi to give 1/2 of the pool dues (\$16,672.50) 4/1 & then give the remaining 1/2 in 5 installments from May-Sept (\$3,34.50 each installment).

Architectural Review: 3 total – 1- shed & 2-tree removal, all approved

Adopt-A-Highway: 3/23 we will be part of the Great American Clean Up. Might be more later from JCC event, waiting for info.

Good Neighbor Grant: Nothing in the works.

Web Page/Electronic Media: Asked Robbi to follow up on Godaddy account. We need login info.

New Business:

- We signed new contract with Evernest through Dec 31, 2024.
- Movement of accounts to Chesapeake Bank – Robbi will move money from Truist account to CIT reserve account and close that account. Ed will talk to Chesapeake Bank about getting all CIT accounts moved to them.

- Ted will discuss the community wide yard sale with multi-family and get back to us with details. We will put out the sandwich board and do an electronic campaign. It will be Sat 5/11, 8am-3pm.
- Election of officers. Vice President is vacant. Ted nominated current officers in present positions and Chuck Brown as vice president. Ed 2nd. All approved.

Executive session

Board moved to executive session at 7:29.

Ed motioned to end Executive session, Jenn 2nd, all approved.

Ted motioned to direct Robbi (Evernest) to take action on items as discussed in executive session, Ed 2nd, all approved.

Executive session ended 7:35pm

Next Meetings: June 10, 2024 6:30pm, Sept 16, 2024 6:30pm

Annual Meeting: Nov 14, 2024 7pm

Adjournment: Jenn motioned we adjourn, Ed 2nd, adjourned 7:43 pm