

**SEASONS TRACE SINGLE FAMILY ASSOCIATION**  
**Quarterly Meeting Minutes**  
**June 13, 2022**

**Opening:** The regular quarterly meeting of the STSFA was called to order at 6:33 PM by President Ted Johnson.

**Present:** Ted Johnson, Jenn Haynes, Ed Overton, and Blake Rochelle over phone. Quorum was determined and met. Beth Black, new representative from Dodson Realty was also present.

**Presentation of prior meeting minutes:** The minutes from 3/21/22 were approved without presentation. Motion to approve minutes by Ted, seconded by Ed, approved by all

**Recognition of Public Comments:**

Discussion of security issues around basketball court parking lot. Volunteers volunteered to weed eat the storage area!

**Treasurer's Report: as of 4/30/22**

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 and Beth.

Ed noted some concerns in the last meeting about some bills and money moved from Reserve fund rather than Operating account. Ed sent a letter to Dodson asking for reimbursement of sign expense from Multi Family. Dodson said the funds will be reimbursed and should show up in the May financials. Ed will request they be moved to Capital reserves when received.

Inlet repair expense was taken from the Capital Reserve rather than maintenance. If money comes and expenses stay in line through the end of the year, Ed will make a motion to repay that account from the operating account

Ed motioned that the treasurer's report be adopted and held for audit. No objections

**Committee Report:**

**Recreation Association Report:**

There has been a discussion with the Multifamily board to raise the dues from \$125 to \$140 next year.

Looking to spend funds on security cameras and lighting in the Rec Center. There have been reports of break-ins and vandalism. The JCC police have been making more community patrols and sitting in neighborhoods.

Maybe have a JCC officer come and speak to residents about safety on Wed.

Brief discussion about types and placement of lighting. Some lights have been recently repaired by Dominion Power near the Rec building. June 21<sup>st</sup> the pool goes full time, until then it's just Sat & Sun.

There are limited concessions being offered at the pool now.

The board has approved usage of existing funds by pool board to use up to \$2,000 towards security enhancements

**Architectural Review:** 1 tree removal approved and 1 fence installation request has been received.

**Adopt-A-Highway:** Will schedule Sat June 25<sup>th</sup> 10am for community clean up.

**Good Neighbor Grant:** Not time to apply yet

**Web Page/Electronic Media:** Blake will review issue with Chrome Browser and minutes.

**Reserve Study:** Ted has prepared the first draft for board review.

Motion to adjourned to executive session by Ed, seconded by Blake. Adjourned to executive session at 7:48pm to review delinquent accounts & covenant violation.

### **Executive session**

Adjourned from executive session, board back in regular session, 7:57pm, delinquent accounts and covenant issue discussed.

Ted made a motion that we take action on the delinquent account as discussed Blake 2<sup>nd</sup>.

Next Meeting: Sept 19, 2022

Annual Meeting: Nov 10, 2022

**Adjournment:** Ed motioned we adjourn, Blake seconded, adjourned 8:05pm