

Stratford Gardens Homes Association Board Meeting

Tuesday, January 29, 2008

MINUTES

The regular meeting of the Stratford Gardens Homes Association Board of Directors was held on Tuesday, January 29, 2008 at the home of Paul Mohr. The following Board members were present: Paul Mohr, Colleen Kennedy, Maggie Shine, Randy Bredar, Anne Brincks, Jennifer King, Mary Martin, and Dave Cimpl. The following Board members were unable to attend: Diane Bradshaw and Joy Blake-Krug.

President Paul Mohr called the meeting to order at 7:15 p.m.

- A) Approval of Minutes (9/18/07 Board meeting).** The minutes from the last Board meeting were circulated and reviewed. Maggie Shine moved that the minutes be approved; Colleen Kennedy seconded the motion. The minutes were unanimously adopted.
- B) Financial Report.** Treasurer Maggie Shine presented the financial report. She stated that approximately \$4,480 remains uncollected from non-paying Association members. A discussion ensued amongst Board about the impact of this shortfall. Paul Mohr motioned that for repeat non-payers of significant balances, the President could negotiate repayment of back dues plus lien fees. The motion was seconded and unanimously adopted. Further, Maggie Shine volunteered to write personalized reminder notes to specific non-payers.

A detailed review of the Income Statement, Balance Sheet occurred. The income statement appeared inaccurate regarding the line item for "Stationary and Supplies." Maggie agreed to inquire to HACCD for clarification on this item.

Board members discussed the feasibility of awarding a contract to install a landscape irrigation system on the island at State Line and Huntington Roads. Colleen Kennedy reviewed projected costs for newsletters through the remaining fiscal year. Various other members clarified expected costs for contract work, social activities, island maintenance, etc. Cost savings have been realized this year with the completed directory project and in social activities. These savings, in conjunction with capital reserves set aside for this purpose, enable adequate funding for the State Line/Huntington island irrigation project to proceed.

Paul Mohr informed the Board that he had recently been contacted by Clarence Foxworthy of HACCD regarding HACCD's failure to file required federal tax returns for the Stratford Gardens Homes Association for the years ending May 31, 2003 through 2006. HACCD provided Paul with the delinquent forms for his signature, which he returned to HACCD. HACCD has assumed all costs related to the failure to file, including attorney fees and the payment of penalties (if any) that may be assessed.

C) Committee Reports

- 1 Security:** Colleen Kennedy distributed the security schedule, clarifying that a security vehicle is assigned to traverse the home association approximately six days per week, concentrating on higher crime rate time intervals. A recent crime alert e-mail was distributed to association members regarding a recent burglary occurrence through an unlocked back door of a residence within a nearby neighboring association. Paul reported that a recent vehicle break-in on Stratford Road has occurred.
- 2 Communication:** Colleen reported that 33 email addresses still are needed for association communication. Twelve (12) members have specifically requested hand delivered communication, and will thus be accommodated, at Association expense.
- 3 Membership:** Colleen reported the names of new members who have joined the Association.
- 4 Social:** The holiday party at the Lee residence, attended by approximately 100 persons, was a success. Board members discussed venue and scheduling options for the annual Spring Meeting for all members. Paul Mohr suggested dates in the third week of May for the Spring Meeting. Dave Cimprl will check for availability at the Mission Hills Country Club.
- 5 Common Areas:** The irrigation project at the island at Huntington Road and State Line was discussed. Two bids had been obtained and the lower bid was responsive to the scope of work. Given Board consensus that adequate funding is available for the project, Paul Mohr motioned to award a contract to complete this work to the low bidder, Constant Care. The motion was seconded by Maggie Shine and unanimously adopted.

On a separate matter, Jennifer King provided bid information for the island maintenance contract. Three bids were obtained. The lowest bid was considered responsive. Therefore, Maggie Shine motioned to award the contract to Constant Care. The motion was seconded by

Dave Cimpl and unanimously adopted.

- 6 Streets & ROW:** Randy Bredar reviewed the contract with the snow plow contractor, who has performed per the terms of the contract. Board members agreed the fixed price contract was economically beneficial given the prevalence of snow thus far during the contract period.

- D) New Business:** Paul Mohr presented a summary of the terms for current Board members. It was determined that three Board positions will expire in May 2008. The next newsletter will contain an item to solicit the interest of the membership in serving on the Board.

The next Board meeting is scheduled for the week of April 20, 2008.

- E) Adjourn:** The meeting was adjourned at 9:10 p.m.

Anne Brincks
(for Diane Bradshaw, Secretary)