



Board Meeting Minutes

February 11, 2025

Call to Order: 6:08 pm

Board members present: Tami Buettgenbach, Oliver Helfrey, Dennis Hensen, Chris Ngar, James Towler

Minutes: The minutes from the January meeting were approved.

Old Business

1. Committee Chairs will be advised the two credit card holders are Chris and Dennis.
2. Pool key cards: James to ask Lisa H if she received messages from Chris requested 24/7 access for the Board, plus Joe F, Gary C, Larry L and Taylor H.
3. UPS Store Balance is ~5000 B&W copies. Chris to have legacy names removed from account.

New Business

1. Treasurer's Report: Reviewed and approved the January report.
2. Lawn Contract: Dennis presented two proposals. Board selected incumbent MD's for 2025.
3. 2025 Dues: All homeowners have now paid.
4. Annual Tax Filing: Dennis has provided records to the Accountant and will meet with him to finalize.
5. SCOOP Articles:
 - Thanks to homeowners for paying dues on time
 - Inform homeowners about public meetings to discuss a potential new development (see 8 below)
6. Easter Egg Hunt: 1:00 Saturday, April 12 at Jim Scanlon's
7. Items from Pool Chair:
 - Board approved allowing semi-private parties on Sundays
 - Board considered, but did not approve implementing "Adult only" hours
 - Board approved the purchase of handlebar covers for the ladders
8. New Development: Approximately 30 homeowners received formal notifications regarding a proposal before the City to develop the adjacent area to our southeast (the old Bromley property with the houses and barn). The failure of the Park Ridge developer to adhere to agreed upon stipulations regarding the development to our northeast was discussed.

Tabled Business

1. Directory: Semi-annual update will be distributed in April.

Adjournment: 6:39 pm

Next Meeting: March 12, 6:00 pm @ Oliver's