

# Minutes - KFAMA Inc. Officers Meeting, August 26th, 2020

**Attending** – Susanne Koenig, James Nelson, Emily McFarland, Lee Snyder, John Womack, guest Jody Rosier

## **Treasurer's Report and Financials**

**Cash Flow Statement** – Bank balance as of August 25th = **\$67,448** [\$39,884 of that being held as 'Reserve for Snow Removal and Other Emergencies']

## **Administrative**

- 1) **New Treasurer** – due to upcoming retirement in December when treasurer John Womack resigns, Jody Rosier to become his successor starting November 1<sup>st</sup>; she attended meeting for an initial orientation and to meet unknown board members
- 2) **Culverts** – Culvert Installation Policy (for private property entrances) has now been publicly posted and officially signed; copy available for review on website
- 3) **Mandatory Annual meeting** – proposed date of **2pm Sunday, October 18<sup>th</sup>** agreed on for meeting; Chestnut Hill UM Church not available. Suggested places to explore as alternates: church's outdoor pavilion is an option (but limited space and open to weather) Mission Road Community Center; Ranson or Bolivar Community Center; Shannondale Clubhouse
- 4) **Mailer with meeting announcement** – at no extra postage, five pages can be included: 2 pages for legal announcement; 1-page budget proposal; to those owing, possibly enclose letter urging arrangement of payment schedule during leniency interim. For those whose address is uncertain, we'll send notice to each of the various addresses in an effort to reach them. We need to confirm time required for prior notice so mailing is posted early enough

## **Safety and Signage**

- 1) **'Road Closed' signs** – if installation posts required, green posts available from Home Depot suggested as available alternative to heavy duty street signposts; if needed, James offered to help complete installation
- 2) **Concrete step** – grading to level ground in front of foundation step to cluster mailboxes required to fully complete project
- 3) **Mailbox shelter** – a recommended future project would be to add awning roof over cluster boxes (and potentially over other grouped boxes)

## **Common Areas**

- 1) **River access area** – unanimous agreement to reverse camping policy in KFA Common Areas: camping no longer allowed due to abuse and misuse of area by campers
- 2) **Riverside Clean-up Day** – October 25<sup>th</sup> proposed as day of community involvement to clean shore area and enhance line of sight between shore and vehicle parking area

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- 3) **FedEx truck & ATV management** – FedEx driver has reputation for rude and reckless behavior (complaints made to FedEx have had no impact). Question of ATV traffic came to familiar impasse: due to 'no-chase' policy, law enforcement provides minimal help; rubber speed bumps would probably invite malicious sabotage but asphalt speed bumps far too costly for the present; no practical remedy obvious

### Road Care/Maintenance issues

- 1) **Millings quality** – Kevin has found stockpiled millings granular enough to spread well; board agreed that instead of buying additional stone, millings to be spread on Renie Rd
- 2) **Renie Road repair work** – additional funds approved to complete the project: \$500 saved by spreading millings from our stockpile rather than buying more stone
- 3) **Sprouse/ Wagon Trail** – project confirmed for this year's schedule. Additionally, \$700 Wagon Trail Crest repair project approved upon completion of Renie Road work
- 4) **Next road project commitments** – approximately \$5500 in remaining available funds not enough to commit to do desired maintenance on roads improved in 2019:
  - a) **Burkett / Lakeview** (left of Short Dr.) – maintenance grading + spread stone
  - b) **Wagon Trail/White Dogwood** – maintenance grading + spread stoneDecision reached to reserve that money since nearly six months before funds will be replenished with next year's dues. Spot fixes could potentially use much of that amount
- 5) **Scarlett Oak** – JUI work scheduled by October

### Other topics/concerns?

- 1) **Snow plowing service** – renewal contract has been sent to B & K Grove Enterprises, with added provision to clear foundation for cluster mailboxes at Short Drive as part of routine care
- 2) **Other?**

**Next meeting** – 2pm September 23rd, fourth(!) Wednesday of the month