

# Minutes - KFAMA Inc. Officers' Meeting (via Zoom) July 19<sup>th</sup> 2023

**Attending Board members** – Susanne Koenig, Emily McFarland, Curt Mueller, Bryan Sutherland, Lee Snyder; joined by **KFA resident guests** M. Kheim, J. Urciolo

## Treasurer's Report & Financials as of July 19<sup>th</sup> 2023

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Due to Treasurer's absence, report not submitted in time for July meeting.

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### Administrative

- 1) **Quarterly evening meetings** – few additional people are 'attending' so far, but will give evening meetings continued trial; next evening meeting: Wednesday, September 20th
- 2) **Replacement to fill Board vacancy** – until annual election in October, long-time KFA resident Mark Kheim named by Board to fill vacancy created by resignation of V.P. James Nelson

### Road Related Issues

- 3) **Carroll Construction schedule** – no date given yet for start of paving and tar & chip surfacing. Items that need to be ready before work starts—
  - a) **Community Heads Up** – alerts need to be posted on Next Door Neighbor and Face Book; phone tree recorded message; post signs at usual mailbox sites
  - b) **Alternate route plan** – where post detour signs? Who provides them, does Carroll Construction?
  - c) **Vehicles parked along Burkett shoulder** – Bryan will reach out to owners so they know anything parked along shoulder needs to be moved at time of roadwork
- 4) **Vehicles parked at Daisy Ridge Lane** – to avoid possible future declaration of adverse possession, residents to be contacted about removing unlicensed vehicles within 12 months or alternately advise them that no claim can be made
- 5) **White Dogwood Place** – will seek quote to improve deeply rutted road; escrow money available to grade and spread stone
- 6) **Additional roadside preparation costs not covered by initial contract:**
  - a) **Exposed roadside trenches** – recently exposed road shoulders need to be seeded & covered with straw mat; the \$4,421 cost approved
  - b) **Greenwood Road extra labor** – to cover extra unanticipated labor required to cut away embankment, \$1,000 extra pay approved
- 7) **Stone requested for Honeysuckle Rose** – reinforce precedent that builder/contractor of new residences need to allocate money to upgrade road then KFAMA will commit to maintain it; statement needs to be drafted

### Common Areas and Culverts

- 8) **Cedar Hill Drive sky trim** – approved \$3,392 to trim length of road. Schedule around April
- 9) **Shoreline gate keys** – key distribution progressing without issues of concern

**Next meeting** – regular 2pm afternoon meeting Wednesday, August 16<sup>th</sup> (via Zoom)

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### 10) Shoreline area:

- a) **Trash removal** – “If you bring it, take it with you” sign posted at trash cans
- b) **Trespassing deterrence** – probably August before joint meeting with neighboring BRA representative/s and private property owner to consider management strategies

11) **Lower Wagon Trail washed out area** – 2 to 3 culverts as large as the present one probably required to properly address flooding issues; a plan and budget need to be developed; assign to a 5-year plan

12) **Policy proposed re. removing obstructions from roadway or easement** – draft proposal presented for Board consideration

13) **Item to add to 2024 mowing contract** – weed whacking needed to maintain line of sight at Cedar Hill Drive/Wagon Trail intersection for additional \$75 price; add to next year's contract

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