



The Board of Directors meeting was held April 16, 2019 at 8:30 p.m. at the home of Jen Miget, Treasurer.

Present: Bianca Alonzo, Kyle Anthony, Larry and Laura Kampschroeder, Jen Miget, James Mulick, Jacob Russell, and Leslie Vohs

Absent: Cori Byrnes, Emily Connor, Laure Long, and Deb McDonald

Bianca opened the meeting with the understanding that we need to know and follow the Bylaws.

1. The Area Directors (ADs) will have a two-year volunteer position and be accountable to the Bylaws.
2. ADs are identified by the number of their area.
3. ADs have voting responsibility and the President may vote to break a tie.
4. A Board Meeting is to follow the Annual Meeting and have at least four other meetings during the year.
5. A meeting may be called by the President or by at least four ADs. These meetings do not have to be publicly announced.
6. Each AD is assigned a committee member and will vote on behalf of their assigned committee.
7. Committee chairmen are appointed by the Board.

Pool Committee Report Larry Kampschroeder

The Pool Clean-up Days are scheduled for Saturdays, May 4 and 11.

Bianca will create a Sign-up Genius online so people can choose their tasks from a list provided by Larry. As people volunteer, Larry will be notified. It will be set up so that volunteers can choose the dates they want to work if the two identified dates are not convenient.

Larry suggested purchasing a rubber mesh mat would keep people from slipping on the wet concrete by the shower area. Kyle moved and James seconded the motion to purchase the 3'x20' mat for \$330. However, since there were only three board members present, the other board member votes will be obtained by email.

At the last meeting, the board voted to have a no smoking policy inside the pool. Larry made a "butt stump" with sand in the hollowed-out top. It is on the NE corner outside the pool next to the parking lot. There is a "Designated Smoking Area" sign on the fence by the stump.

Aquaticare requested that when school is in session, the pool should close at 8:00 instead of 9:00 for safety issues. The Board agreed. Kathy, from Aquaticare, reported that it is difficult to find lifeguards. A suggestion was made to seek out high school students who have CPR training.

Discussion followed about when or if to have lifeguards. It was agreed that lifeguards should be on duty whenever the pool is open.

Pool Committee Report (continued)

Events at the pool

1. Aquaticare is our management company again this year and is in the process of draining the pool.
2. The concrete replacement slab was poured.
3. The mowing contract has been signed.
4. The new water fountain has been received.
5. The parking lot is scheduled to be sealed Friday and Saturday this week.
6. Water valves will be replaced Monday the 22nd. Then the water will be turned on.
7. Some Hostas have been replanted.

Pool Access

It was agreed that a type of pool access system is a good idea.

Both the Board and Pool Committee are continuing to gather quotes from professionals to see if we want to pursue key card access with new fence or key card access without new fence. We will consolidate findings. A proposal with options will be sent to the residents for review prior to the Annual Meeting. It will be put in the budget. The proposal will be voted on at the Annual Meeting and the budget will be revised depending on the outcome of the vote. So far the bids have been between \$4,000 and \$8,500.

HOA Meeting Jacob attended the Lenexa HOA meeting

They discussed a few items.

1. Suggested no smoking areas at pools
2. Animals must be registered. Two cats and two dogs are the maximum for each home.
3. Permits are needed for some yard fires
4. A list of events was identified that are coming up in Lenexa.

Online payment for dues

Options for payment have been reviewed including PayPal, routing numbers at banks, scheduled payments, and direct deposits. Our Website is created using WIX and Bianca said it has a bill paying system that we can use.

Jen reported that 191 homes out of 215 have paid their dues. After March 31, dues are delinquent and with the penalty will go from \$285 to \$307.80. Dues are to be mailed to our P.O. Box 14042.

Process for Resident Access Cards (RAC)

1. By May 15, Jen will send a list of those who have NOT paid their dues to the ADs.
2. She will give the ADs two "19" year stickers for each household.
3. The ADs will deliver the stickers to the households who have paid their dues--not in their mailboxes.
4. If the resident is not home, a note will be left with the AD's contact information. (Laura will provide.)
5. If someone needs a new RAC, they must send a check to Jen for \$5.00.
6. Jen is the only one who can receive dues or RAC purchases.

Website and Communication Laura Kampschroeder

Laura expressed concern that Facebook has a limited number of followers so we need a way to access all of the emails to disseminate information. Bianca, who updates the Resident Directory, will give access to a select few so they can use the online Resident Directory to access the emails.

Pam Sweeney, Welcome Chairman, would like to have a way for the new residents to complete the Welcome Form with their contact information online. Laura made a form that they can complete. When the send button is clicked, the form will go to two email addresses: Pam Sweeney, Welcome Chairman and post oakfarm.hoa@gmail.com. Laura requested that the ADs test the process. Pam will forward the information to the appropriate AD.

Question from Jen, Treasurer

Is it OK to shred documents older than 7 years? Discussion followed approving the shredding. Since there were only three board members present, the other board member votes will be obtained by email.

Jen handed out year stickers to the ADs who were present.

Newsletter Items Bianca

1. Pool clean-up dates and an online SignUpGenius so tasks can be chosen by volunteers.
2. Smoke-free environment inside the pool and the designated smoking area provided.
3. List of resident addresses of non-paid dues
4. How to request pool parties
5. RAC process
6. Welcome Form online for new residents

Action Items

1. Laura will send a note to the ADs to be used when residents are not home to accept delivery for their year stickers.
2. ADs were asked to test the Welcome Form located on the **More** tab.
3. Bianca will allow edit access to the online Resident Directory to a few who need email addresses.
4. Bianca will request additional votes from absentee ADs since there was not a quorum at the meeting.

Respectfully submitted,

Laura Kampschroeder,
Substitute Secretary on behalf of Emily Connor