

**STROH RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS RECORD OF PROCEEDINGS
MAY 8, 2023**

CALL TO ORDER

The Board of Directors for the Stroh Ranch Community Association, Inc. met at 5:30 p.m. on May 8, 2023 via Zoom teleconferencing. Present were: Directors O'Connor, Pritchard, Miller, Tongren and Overbeck. Also in attendance was one homeowner member, Alisia Kear and Mark L. Eames, PCAM with PCMS. Director O'Connor called the meeting to order at 5:32 p.m.

DISCLOSURE OF POTENTIAL CONFLICT INTEREST

Director O'Connor asked if any of the members of the Board had any potential conflicts that should be disclosed. All Board members stated no.

CONSENT AGENDA

Upon review, a motion was made, seconded and without public comment, unanimously passed to approve the following consent agenda items as presented:

- a. Record of Proceedings for March 13, 2023
- b. March 31, 2023 unaudited financial reports
- c. Legal Collections/Covenant Reports

OFFICER REPORTS

Legal Updates: Mr. Eames provided the Board with a demand letter from the offices of Dianne Sawaya, LLC related to an incident that appears to have occurred at the Creekside Townhomes. The Association legal counsel has responded to the demand.

COMMITTEE REPORTS

Architectural Committee: The Board was provided the most recent ARC summary log, requests/responses in their informational packet.

Parking Advisory Committee: The Board had requested additional photos for the home off Elk Creek Drive, related to the owners current parking variance, that were provided to the Board in their informational packet. Mr. Eames noted that there was one parking variance request off East Hickock Drive for review. Upon review, the Board unanimously agreed to provide the owner of off Hickock Drive with a parking variance through May 2023.

South Parker Preservation Committee: No official report

Activities Committee: No official report.

MANAGEMENT REPORT

Mark Eames reviewed the written management report as provided to the Board of Directors in their monthly Board packet, along with reviewing the updated status of alleged members in violation of the covenants.

UNFINISHED BUSINESS

Mill Creek Residential Update: Director O'Connor provided a brief update on the status of the proposed project.

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UNFINISHED BUSINESS CONTINUED

Covenant Enforcement Policy. The Board went on review the information provided in their informational packet related to potential modifications to the Associations current Covenant Enforcement Policy, as discussed at the last meeting. After a lengthy review, motion was made, seconded and with no public comment unanimously passed to approve the proposed draft as presented, with the contingencies to allow the Board President to make any final administrative correction to the document and thereafter sign off on the final version.

Flock Safety Program: Director O'Connor reviewed the information sent out to the Board regarding the Flock Safety program. After a lengthy review, motion was made, seconded and with no public comment unanimously passed to approve the Flock Safety program proposal and authorize the Board President to execute the agreement.

NEW BUSINESS

Homeowner Member Public Forum: Director O'Connor opened the floor to public comment.

ADJOURNMENT

The next regularly scheduled meeting of the Board of Directors was tentatively scheduled for the 10th day of July, 2023, via Zoom. The meeting was adjourned at 6:58 p.m.

IN WITNESS WHEREOF, the foregoing has been duly executed and approved by the Board of Directors as of the 10th day of July 2023.

Stroh Ranch Community Association, Inc.

By: _____


Secretary or Authorized Agent