

**STROH RANCH COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS RECORD OF PROCEEDINGS  
MAY 12, 2025**

**CALL TO ORDER**

The Board of Directors for the Stroh Ranch Community Association, Inc. met at 5:30 p.m. on May 12, 2025 via Zoom. Present were: Directors O'Connor, Pritchard, and Tongren. Also in attendance was one homeowner; Nancy Stern; and Alisia Kear and with PCS. 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 10, 2025
- b. Legal Collections/Covenant Reports

**OFFICER REPORTS**

President: Director O'Connor updated the Board on the underground cabling work completed by BAM Internet within the community. Homeowners are now activating their services, and BAM is currently in the process of repairing any irrigation damage caused during installation. The Board advised not to send any landscaping violation notices for damages caused by BAM installation. If one is sent by mistake, it should be closed and removed from the homeowner's account.

**COMMITTEE REPORTS**

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

Parking Advisory Committee: No official report.

South Parker Preservation Committee: No official report.

Activities Committee: No official report.

**MANAGEMENT REPORT**

Ms. Kear 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. The Board gave direction to Ms. Kear for responses to several letters of concern, comments pending hearings and/or appeals to the Association. Director O'Connor and Director Torngren will be meeting with the two homeowners who have been repeatedly reporting each other for alleged covenant violations, in an effort to reach a resolution.

**NEW BUSINESS**

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

Board Group Email: Director O'Connor reminded the other directors about proper email etiquette when using the Board's group email.

**Stroh Ranch Community Association  
Board of Directors Meeting Continued  
May 12, 2025– Page 2**

**NEW BUSINESS CONTINUED**

Joy Overbeck Service & Open Board Position: The Board expressed its appreciation for Director Overbeck’s years of service, recognizing her dedication to both the community and the Town, and acknowledging the positive impact of her support. An E-News will be sent to the community announcing the open Board position and inviting interested homeowners in good standing with the Association to submit a statement of interest. Once all submissions have been received, the Board will vote to appoint a new member at the next meeting.

**ADJOURNMENT**

The next regularly scheduled meeting of the Board of Directors was tentatively scheduled for July 14, 2025, via Zoom. The meeting was adjourned at 5:58 p.m.

IN WITNESS WHEREOF, the foregoing has been duly executed and approved by the Board of Directors as of the 8<sup>th</sup> day of September 2025.

Stroh Ranch Community Association, Inc.

By: /s/ Alisia Kear  
Secretary or Authorized Agent