

## **COUNTRY CLUB HOMES ASSOCIATION**

### **BOARD OF DIRECTORS MEETING**

January 11th, 2022

Minutes of the Board of Directors Meeting of the Country Club Homeowners Association, *Kansas City, MO*. Due to the Covid-19 pandemic, this meeting was held using ZOOM video conferencing technology.

#### **I. CALL TO ORDER**

Board member Tom Grimaldi called the meeting to order at 7:15 p.m.

#### **II. ROLL CALL OF OFFICERS**

Roll call of officers at 7:15 p.m. Present:

- Tom Grimaldi, President
- Karlie Speicher, Vice President
- Rachel Denton, Treasurer
- Kathleen Forsyth, Director
- Matt Watson, Secretary

Also Present: - Benita Webber

#### **III. APPROVAL OF THE MINUTES OF THE REGULAR MEETING**

Motioned by Karlie Speicher seconded by Kathleen Forsyth, to approve the minutes of the Regular Meeting of November 9th, 2021. Motion Carried at 7:20 p.m.

#### **IV. FINANCIAL REPORT**

1. Rachel Denton gave the report, year end and to date. Regarding payment of the Annual Dues owed to CCHA, there were a total of nine (9) delinquencies - Two (2) w/liens.
  - A. Total assets as of (12/31/2021) \$45,360.64
  - B. Operating as of (12/31/2021) \$5,365.46
  - C. Reserves \$39,995.18
  - D. Delinquencies \$848.38
  - E. Lien approved by the Board \$2,127.08
2. There are still a few Fall Rendezvous/Annual meeting outstanding expenses.
3. Tom Grimaldi raised questions regarding motion Matt Watson motioned during prior Board Meeting that 30% of annual dues be moved into a separate line item in the budget for discretionary use. Tom Grimaldi motioned to rescind prior approved motion pending further review and greater understanding. Kathleen Forsyth seconded the motion. Motion was passed by vote 4-1. Tom, Kathleen, Rachel, and Karli voted "Yes". Matt voted "No".
4. Rachel Denton proposed the new budget for 2022. The overall budget is the same as prior year since dues remained unchanged and with no new assessments. Noted changes; reduced funding for Annual Meeting and HAKC meetings, increased funding for mailings/copies. Karlie Speicher motioned to approve Tom Grimaldi seconded. Motion was passed by vote 4-1. Tom, Kathleen, Rachel, and Karli voted "Yes". Matt voted "No".

#### **V. Old BUSINESS**

The following Unfinished Business items were discussed:

1. Adopt-A-Street Program - no interest from the Board. Tom Grimaldi to provide information to those within CCHA as interest arises.
2. Crushed Glass - Tom Grimaldi signed the contract and arranged payment through HAKC. First scheduled pick up is 1/14/2022.
3. Snow Removal - Tom Grimaldi requested the contract from RC Lawn. Matt Watson assigned to approve salt/sand treatment under the guidance of RC Lawn for 2022.

## **VI. NEW BUSINESS**

1. The Board approved the following officers of the Association for 2022:
  - o Tom Grimaldi, President
  - o Karlie Speicher, Vice President
  - o Rachel Denton, Treasurer
  - o Kathleen Forsyth, Director
  - o Matt Watson, Secretary
2. Benita Webber reported that there are currently 3 vacancies for Block Captains. She is also working to put together a Plant Swap event for April.
3. CCHA Annual Garage sales - tentative date of June 11th, 2022
4. TAPSKC (security patrol company) - no interest from the Board.
5. CCHA Facebook (private page) - no interest from the Board.
6. Sharon McNulty - recognition of service on CCHA Board with a card and gift card.

## **VII. NEXT MEETING DATE**

The next Board meeting has been scheduled for 3/8/2022 at 7 pm, via Zoom due to uptick in Covid-19 cases.

The board meeting adjourned at 8:40 p.m.

These minutes were approved by the Board of Directors.

Matt Watson, Secretary

Date: 3/08/2022