

**STEEPLECHASE**  
**2024 JUNE BOARD MEETING**  
**DATE: 6/4/2024**  
**TIME: 6:00 PM**  
**LOCATION: Clubhouse**  
**MINUTES**

- I. CALL TO ORDER:
  - a. The meeting was called to order at 6:00 pm by Mike Blevins
- II. ATTENDANCE W/ ROLL CALL:
  - a. Board: Mike Blevins, Teresa Dunican, and Amy Evans
    - i. Not Present: Elizabeth Andres and Justin Bockhorst
  - b. Management: Stonegate Property Management – Kevin Malburg
  - c. Community: 4 members from the community
  - d. THERE WAS NOT A QUORUM FOR THE MEETING. The meeting continued through normal business, but no formal votes were held.
- III. APPROVAL OF THE PREVIOUS BOARD MEETING MINUTES:
  - a. May Minutes
    - i. Minutes could not be approved due to quorum not being present.
- IV. OWNER OPEN FORUM:
  - a. There were not items to address from the community
- V. MANAGEMENT REPORT
  - a. Last Month's Financials were e-mailed out to the board by May 10th, 2024
    - i. ii. Current Account Balances as of 5/29/2024
      - 1. Operating Account \$32,717.35
      - 2. Reserve Account \$51,903.54
        - a. CDs
          - i. Pacific Premier – 25k – 6.12.2024
            - 1. 3 month CD at 2.71% or 7 month at 5.07%
              - a. This CD is maturing on June 12<sup>th</sup> and instead of renewing at a 3 month rate the board opted to move to a 7 month CD at 5.07% This will allow more interest to be gained and the next CD renewal is only a little over 4 months away. The two board members not present approved the 5.07% via e-mail and the board members present all approved the CD giving a unanimous decision.
              - b. Community Member, Terry, recommended Fidelity for the short term 3-month CD rates. Kevin noted it might cost more for the association to

set up that account, but management can look into it and might be able to match if they want to do a shorter-term CD with a higher rate.

- ii. Pacific Premier – 25k – 10.14.2024
- iii. Pacific Premier – 50k – 3.12.2025

ii. Delinquent Accounts

- a. Total Resident Outstanding: \$9,020.00

b. Lower Lake Mow Path

- i. Kevin will follow up with the landscapers about getting a path cut down to the lower lake. This might have been lost in translation with the landscaper contact leaving Ground Systems.

c. Lower Lake West Side Mowing

- i. An owner is willing to take over mowing on the west side. The board can discuss at the next meeting with a quorum.

d. Gym Blinds

- i. Blinds are in and Charlie is likely waiting for more information on the signage that needs to get installed.

e. 7 catch and release signs

- i. Kevin posted a map with locations suggested on where the signs could go. The board approved the signs to go near the gazebo, small bridge, large bridge and the other corner down from the gazebo. At the lower lake the three spots would be down in the wet area to the north and the middle portion on the east and westsides. Charlie said he could do a green post or a white post. Cost would be about the same and the board members present indicated that white would be the preferred post.

f. No motorized vehicle Sign replacement

- i. The sign will go up with the catch and release signs. Charlie will try to consolidate the signs, so they are on one post and not multiple posts in different locations.

VI. OLD BUSINESS:

a. 2024 Social Events

- i. Fishing Derby Day: Boone County Water Rescue available

- 1. Rescheduling for late July or August

- ii. Summer Event: June 22<sup>nd</sup> – Band and 2 vendors

- 1. Unfortunately, one of the vendors had to back out due to injury. There would still be Cups N Cones and they would continue to look at other options for food. Kevin and Mike would sit down to get details together to go out to the community.

b. Quorum: By-Laws

- i. Board reviewing final in executive.

c. Lower lake detention area

- i. SD1

- 1. Kevin reviewed information from SD1. They did confirm that the retention basins are the associations and not SD1 or the County's. SD1 noted there are some funding opportunities where if there is more water being taken on than in the past that they might be able to help fund

sediment removal up to 10k. The association would need to show the issues, get the work set up, and then submit to SD1. Kevin has asked for depth measurements at the start of the pond and is still waiting on some information on if they have it or not.

ii. Depth Measurements

1. The depth measurements would be around \$500 to \$600 from Lake Doctors and would be a good starting point. It's unclear if we will find out historical measurements, but it would give an idea if there are any areas of concern that need to be addressed.

d. Pool opening

- i. Kevin had sent out a reminder about some rules that were being violated early on and it sounded like since that e-mail went out there had been an improvement with behavior at the pool.

VII. NEW BUSINESS:

a. Financial Break Down

- i. Kevin and Elizabeth are planning to do a financial break down at the end of the month.

b. Landscaping Scope

- i. Kevin provided a breakdown of the landscaping scope and reviewed it with the board and members present.

VIII. NEXT MEETING:

- a. The next meeting is scheduled for Tuesday, July 2<sup>nd</sup>, 2024 at 6:00 pm

IX. ADJOURNMENT:

- a. Seeing no more business the meeting adjourned at 6:44 pm

