

Catspaw Community Property Owners Association (POA)
Executive Board Meeting

July 7, 2022

Present: Frank Lee, President; William Dasher, Vice-President; Mary Ann Ziegler, Secretary; Anne Aderhold, Treasurer; Cheryl Harris, Communication Chair; Jack Lurie, Road Chair; Glenn Farrow, Governance Chair; Mark Dillard, Governance Committee; Randy Aderhold, Governance Committee

Guests: Chris Harris; Susan Henderson

- It should be noted that the issues listed and voted upon constitute what the Executive Board and Governance Committee are recommending and what will be communicated to the Catspaw Community. These recommendations will be considered at the fall meeting by the membership. All finalized decisions will be voted upon by the membership and will be reflected in the updated bylaws be in effect after the Annual Meeting.

The Executive Committee for the POA was called to order at 5:15 pm via Zoom by President Frank Lee. President Lee requested Road, Treasury, and Secretary reports to be given. The only report given was the Treasurer's and it reflected a balance of \$30,445.48 in the savings account and a balance of \$26,242.24 in the checking account. The main focus of the meeting was to review and discuss the 5th Draft of the proposed revisions of the Catspaw's Bylaws created by the Catspaw Governance Committee. A summary of those draft changes and recommendations made by the Executive Committee are listed below.

1. A change of assessments for unimproved lots from the current 5/6 of the home owners property owners assessments (\$333.33) to ½ of the assessments owners of improved lots pay (this amount will be determined at the annual owners meeting in the fall)-

Voted unanimously in favor

2. A change in impact fees either for a flat rate initially or on a case-by-case basis to generate additional fees for road damage caused by home owners projects and construction was discussed.

Recommended that the Road Committee revisit the conversation. The Road Committee will create a Road Impact Fee recommendation that will be considered by the Governance Committee for insertion into the next addition of the draft bylaws-

Voted unanimously in favor

3. The creation of a Catastrophic Event Fund was deleted from the draft bylaws- Voted unanimously in favor
4. The recommendation of having the Annual Owners Meeting be held in the fall as opposed to either the fall or the summer. The exact date for future meetings will be discussed and determined at the Annual Owners Meeting-

The meeting for the 2022 Annual Meeting will be Saturday, October 15th- location to be announced.

Voted unanimously in favor

5. The recommendation for making changes in the percentage of votes required for passage of bylaws from 75% to 66%.

Majority voted in favor- discussion involved the need for consistency and stability for bylaws. The ability to implement more fluid change process is made easier with 66%.

6. The recommendation to have a deadline ahead of the Annual Meeting to register proxy votes-

Voted unanimously in favor to continue the process as it currently stands

7. The recommendation to limit the number of proxies that are gathered by attending members from unlimited to 3 proxies per lot or co-owner-

Majority voted in favor- discussion followed regarding the need for proxies based on the difficulty lot owners may have in scheduling and attending the annual meeting, and apathy towards the issues being addressed. The Executive Committee , however, felt that they would like to see whenever possible owners directly participating in the decisions made by the Association as opposed to relying on other members to make their decisions for them.

8. The recommendation to change the length of time the Executive Committee give notice for nominations from 120-60 days.

Voted unanimously in favor

The meeting was adjourned at 6:40 pm.