

Meeting Information

- **Date:** December 17, 2024
 - **Start Time:** 18:59
 - **Adjourned:** 19:33
 - **Duration:** 34 minutes
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Attendance

- **Present:**
 - Christian Klinefelter (*President*)
 - Joe Harvey (*Secretary*)
 - Cynthia Manion (*Block Captain*)
 - Carla Harvey
 - Karen Redmond (*Treasurer*)
 - **Absent:**
 - John Redmond
 - Kent Ottaway
 - Michelle Nieber
 - Dave Hughes
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Meeting Highlights

1. **Call to Order**
 - Meeting began at **18:59**, led by **Christian Klinefelter**.
2. **Approval of Previous Minutes**
 - **October 15 Minutes:** Approved with corrections to the spelling of names (e.g., Knutson).
 - **November 19 Minutes:** Approved with the correction that the review of the October 15 Minutes was postponed.
3. **Treasurer's Report**
 - Karen Redmond provided updates:
 - Progress made on payments; 7-8 homeowners settled dues following letters.
 - **Zelle Implementation:** Delays due to unresponsiveness from the bank; additional follow-ups planned.
 - Auto-pay issues were discussed, and a debit card for direct payments is pending.
4. **Covenants Update**
 - **Progress:** Draft revisions nearing completion; format includes clear issues, current verbiage, and recommendations for changes.
 - **Plan:** Finalize revisions by January 2025 and submit to attorneys by February.

- o Discussions on **grandfathering clauses** and potential legal updates for opt-outs.
 - 5. **Bypass Project Updates**
 - o Delays in landscaping and infrastructure work on the island.
 - o New contractor continues incremental progress; timeline extended by 8 months.
 - 6. **Beautification Committee**
 - o New garlands and bows added to entrances by **Cal**, funded with \$220 and donated decorations.
 - 7. **Welcome Committee**
 - o Cynthia Manion appointed as **Block Captain**.
 - o Coordination with Margaret Medon and Rebecca Spaven to manage block assignments.
 - 8. **Social Committee**
 - o Discussed new ideas for 2025, including a **Halloween** and a **Christmas house-decorating contest**.
 - 9. **Turkey Trot Sponsorship**
 - o Discussed follow-ups on invoices and ensuring funds reach the appropriate parties.
 - 10. **Action Items**
 - o Continue follow-ups on Zelle implementation and auto-pay setup.
 - o Finalize and distribute covenant revisions.
 - o Plan social activities for 2025.
 - 11. **Closing Comments**
 - o **Christian Klinefelter** emphasized the importance of progress on dues collection and covenant updates.
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Adjournment

- Meeting adjourned at **19:33**.
- **Next Meeting:** January 21, 2025, at 18:00.