

CAMBRIDGE HEIGHTS HOMEOWNERS ASSOCIATION

Board Meeting minutes

April 29, 2025, at 6:00 p.m.

<https://us06web.zoom.us/j/86157054057?pwd=WoqaVL9QcaT0Vp7sGaaMJLFWYeG9KI.1>

Action Items (not disclosed in Meeting minutes)

1. Stacy to move the Board meeting to the last Tuesday of the month –Meeting is on the last Tuesday.
2. Stacy will send out an email to ask for volunteers for all committees and the Board. The Board will send a list of tasks for each committee.
3. Stacy will send out an email to the community that the pool will be opening in May. It has been closed for repairs and upgrades.
4. Stacy will contact Clint Brown to ask if a revision can be made to the 2024 Enforcement and Fine policy.

Present

Tiffany Howard

Cheryl Johnson

Jonathan Gould

Stacy Knispel, Community Manager

Jack Baker, Community Association Manager

Tiffany called the meeting to order at 6:01 pm.

A Quorum of the Board was established with all Board members present at the Zoom meeting.

Members of the community are present.

Approval of prior meeting minutes

Tiffany moved to approve the minutes for the meeting on March 25, 2025, and Cheryl seconded the motion. Minutes approved.

Committee Updates

- ACC Committee – One outstanding application for house painting, it's the same color, the Board said they can move forward.
- Social committee- N/A at meeting.
- Welcome committee- nothing to report.
- Maintenance Committee- Walter is now communicating with Stacy.
- Publicity committee- The board is requesting volunteers to fill this position.
- Pool Committee- Need volunteers

Homeowner Concerns

None

Financial Report

Cheryl reported that she is still working on finalizing the financials. She mentioned that by next month, she would like to schedule a sit-down meeting with Amy to discuss a few items in more detail.

Old Business

- Pool – Pool is opening in May.
 - Letter will be sent out and will include.
 - Lease information
 - ID
 - Must have a \$0 balance
 - Due date
- ABC Pest Control vs Bug Arrest- Cancel ABC and let Bug Arrest know to move forward.

New Business

None currently

Collection and Enforcement Policies

This is tabled since the rates are different from what they are now.

Tiffany called the meeting to adjourn at 7:08 pm.

The Board moved to Executive session.