

Ember Creek Estates  
CIMA Annual Meeting  
December 3, 2024  
Via Zoom at 7:00 p.m.

People in Attendance:

Cyndi Damman - 624 Douglas Drive  
Luke Alabi - 615 Coal Creek Drive  
Ruth Spruill - 606 Joy Lane  
Diane Williams - 601 Jamie Lane  
Barb Torres - 2708 Jennie Wells Drive  
Kodi and Melanie Tanner- 609 Saint Eric Drive  
Adrian and Alecia Rodriguez - 645 Saint Eric Drive  
Alex Link - 619 Ember Lane  
Amber Hernandez - 621 Joy Lane  
Holly Harris - 618 Coal Creek  
Mispa Anyicha - 620 Coal Creek Drive  
Collen and Andrew Marsh - 616 Saint Eric Drive  
Ian Peet - 618 Joy Lane  
Adrienne Moss - 616 Coal Creek Drive  
Kathalyn Martinez - 619 Coal Creek Drive  
John Minyard - 635 Douglas Drive  
Hailey Bemis -  
Sharon - 614 Coal Creek  
Stacey - Administration

Meeting called to order at 7:05 p.m. by president Kodi Tanner.

Melanie Tanner read the minutes from last year's meeting.

John made a motion to approve the minutes. Ruth second the motion to approve the minutes from last year's annual meeting.

Annual dues are 80 dollars a year. They are due by January 1<sup>st</sup> and pay by check or money order. If you are in attendance for the entire meeting and your account is current, you will get thirty dollars off your annual dues.

Kodi went through the different positions that if anyone would like to be on the board.

- Open positions – president, vice president, treasurer, secretary – went through and discussed the positions and the by-laws needing to have three people, but four positions must be filled for the board to be complete.
- Ian mentioned helping John Minyard with many children coming and helping with the flowerbeds and mowing/weed eating.
- Adrienne loves to mow and weed eat, so she would like to get with John to be able to help.

Resale certificates 200 dollars for a normal time turn around and a 300-dollar resale certificate for expedited.

Kodi Tanner discussed what it looks like to have an outside company coming in to run our CIMA for us. When contacting a company that runs Dover Heights, they charge \$1,500 a month, which is \$18,000 a year. This only covers entry ways and no other cost.

Going through budget for last year and next year. See budget sheets for information on the budget that we went through. Kodi asked if there are any questions about the budget.

- Ian recommended that we use Next Door app to communicate different events, meetings, etc.

Everyone voted that they agree with the budget.

Kodi made a motion to approve the 2024/2025 budget.

Kathalyn second the motion.

Open floor for wanting to step into the role for board positions.

- Amber Hernandez asked questions about the hand-off of one person to another, and how that works.
- Ian said that he is always here to help.
- Colleen Marsh for president!
- Ruth Spruill for vice president!
- Amber Hernandez for secretary!
- Alecia Rodriguez co-chair communications!
- Kathalyn Martinez for Treasurer!
- Cyndi Damman for Welcoming committee!

Voting for board positions through poll on Zoom.

President: Colleen Marsh

Vice President: Ruth Spruill - [ruthspruill@icloud.com](mailto:ruthspruill@icloud.com) 913-306-3088

Secretary: Amber Hernandez - [Amberdhernandez@gmail.com](mailto:Amberdhernandez@gmail.com)

Treasurer: Kathalyn Martinez

Grounds Keeper: John Minyard

Communication: Kathalyn Martinez and Alecia Rodriguez

Welcoming and Events: Colleen Marsh and Cyndi Damman

- [Cyndi.damman@gmail.com](mailto:Cyndi.damman@gmail.com)

Questions: none

Drawing:

Chic Fil A 25-dollar gift card - Sharon - 614 Coal Creek

Target 25-dollar gift card - Amber - 621 Joy Lane

Meeting adjourned at 8:24 p.m..