

CLAIRBORNE AT LEXINGTON FARMS MAINTENANCE ASSOCIATION

Meeting Minutes – ANNUAL Meeting

Tuesday, February 18, 2025, 7:00PM

St. Margaret of Scotland Church

Officers/Board Members

President:	Rich Boyer	15 Pegasus Place	302-521-3390
Vice President:	Dom Squittiere	18 Pegasus Place	302-750-9195
Secretary:	Rich Quickle	12 Pegasus Place	302-690-3425
Treasurer:	Debbie Watts	37 Pegasus Place	302-540-4196
At Large:	Jeremy Keffer	56 Eaton Place	484-769-3256

Architectural Committee:

Jeremy Keffer	484-769-3256	jeremy@yekeffer.net
Michael Stone	302-743-0897	masone88@yahoo.com
Ed DeLooze	302-530-2950	edelaware@gmail.com

Grounds & Maintenance Committee:

Dom Squittiere	302-750-9195	domnfrans@gmail.com
Alyssa Vazquez	862-336-3477	Alyssa.dellureficio@gmail.com

CLFMA Website: Clairborneatlexingtonfarms.org

Contact for General Inquiries and questions: contact@clairborneatlexingtonfarms.org

Rich Boyer called the meeting to order at 7:06pm

Introductions

- There were 22 residents in attendance, 5 Board members, and 17 residents.

Election & Results

- Decisions were made to accept all mailing envelopes containing signatures on the back of each envelope, dictated by the CLFMA bylaws.
- A suggestion was made to accept envelopes that did not contain signatures, but the Board responded that the by-laws would/should be followed, especially in light of the fact that complaints about the board are in process to route to the State of DE Ombudsperson's office. Process and protocol will be followed for the sake of consistency.
- Suggestions were made to change the process that included supplying residents with envelopes that already include return address stickers on each return envelope. Another suggestion for next year would be to modify the ballots, and include a section that would be highlighted so that all residents would be required to fill out their name, address, and sign the actual ballot, instead of the outside envelope. This suggestion seemed to be amenable to all and will probably be in place for next years election.
- **Election totals:**
 - 97 total return envelopes with ballots were received.
 - 52 return envelopes were received and signed, then declared valid.
 - 45 return envelopes were received and **not signed** , then declared invalid

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- **Election results of the valid envelopes and associated ballots:**
 - **Rich Boyer, 48 YES votes**
 - **Dom Squittiére, 46 YES votes**
 - **Jeremy Keffer, 49 YES votes**
 - **Write-in for Dan Mawn – 7 YES votes**
 - One (1) Write-in that did not count because the ballot contained three checks for Rich, Dom, and Jeremy – Linda Hess. The checks for Rich, Dom, and Jeremy were counted as valid.
 - **Rich Boyer, Dom Squittiére, and Jeremy Keffer will continue their roles on the Board for a two year term.**

Treasurer's Report

- The budget as defined was approved by the Board, and dues will continue to be \$80.00 per year for all aspects of the management of CLFMA.
 - Maintenance of Open Space - \$15,000
 - Snow Removal - \$2,000.00
 - Insurance/Bond - \$1,300.00
 - Legal Fees - \$200.00
 - Postage/P.O. Box/Office Supplies - \$1,000.00
 - Taxes/Fees - \$700.00
 - Website - \$350.00
 - **Grand-total Budget for the year: \$20,550.00**

Open Floor

- A discussion ensued with a resident unhappy with the initial push out of emails for voting. The Board does not have in their possession every email for every household in the community. Some residents have chosen to not supply emails and that is out of the control of the board, others have chosen to not respond to email address requests. A mention was made of deliberate exclusion of a number of emails, which is not true. In the end, because of the controversy of the outstanding bylaws vote for emailing ballots, the Board made the decision to mail every household a ballot and associated envelopes for return, to be fair, consistent, and comply with the original bylaws. All 215 homes in Clairborne were sent a ballot.
- It is out of the control of the Board if instructions were not followed on the ballot. Again, steps will be taken next year to improve the count of ballots that are declared invalid.

Next Meeting:

Tuesday, April 8, 2025, 7:00pm

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