



**Laurel Ridge Board of Directors  
Meeting Minutes  
04JA24  
6:30pm-7:30pm**

Below are the meeting minutes taken during the special meeting:

- There were 23 homeowners represented
- Pete M. delivered open statement and meeting guidelines
- Pete M. provided overview on meeting agenda
- Ray provided update on financial balance sheet, 2023 expenses and 2024 approved budget
- Pete M. presented the timeline and chronological sequence of events, supported by e-mail evidence, disproving false claims discussed in neighborhood social events and distributed by P. Springer to select residents
- Although Nathan's name was reflected in P. Springer's flyer mentioned above, he declined all knowledge of the flyer.
- Comments/Suggestions/ from residents:
  - Request made to Ray to provide details on past (5) years of holiday decoration expense vs. budget
  - Request to Board to provide pre-notification of any major projects planned for the neighborhood
  - Proposal for Board election process:
    1. Send out notice of timing for the election process
    2. Solicit interest from residents in form of self-nomination or nomination of others for Board positions
    3. Request qualifications from nominees
    4. Provide nominees and qualifications to residents
    5. Solicit questions from residents to nominees
    6. Nominees then have (6) days to respond to direct questions from neighbors
    7. Final vote
      1. Alternative voting protocol:
        1. Use complimentary online service to solicit and collect votes anonymously
          1. This is an issue for residents without internet and/or e-mail account
  - Revise ballot collection process and location
    - Have residents separate their address from their vote in (2) separate lock boxes, or similar
    - Request was made to the resident proposing this to manage this proposal, but resident refused
  - It was suggested to have all proposed projects voted on by residents prior to approval to proceed
    - Board response stated the lack of response from residents in similar voting requests was a very low percentage and may not represent the voice of the neighborhood

- General disapproval of the way the common area tree removal was handled
  - Board explained, acknowledged and apologized for the lack of prior notification of the project
  - It was noted this was the first-time communications of all neighborhood projects were not provided in a timely manner
- New Waste Management Contract was confirmed.
- General consensus for Board to be more forthright and proactive regarding communications to the residents.

Below is the response to Elaine's inquiry regarding the justification of the holiday decoration budget for the past (5) years:

Holiday Decorations - Actual vs. Budget				
	Budget	Actual	Delta	Purchased
2023	\$ 300.00	\$ 83.33	\$ 216.67	(6) LED Net lights - Replacement for non-working + Extra (Lowes)
2022	\$ 300.00	\$ 278.21	\$ 21.79	(7) LED Mini Net Lights (Home Depot) + New Roping (Hobby Lobby)
2021	\$ 300.00	\$ -	\$ 300.00	Not Applicable
2020	\$ 300.00	\$ 335.51	\$ (35.51)	(10) New Bows - Material/Labor (Brenda's Mom) + Net lights + Power Cords (Walmart)
2019	\$ 300.00	\$ -	\$ 300.00	Not Applicable
Total over past (5) years:		\$ 697.05	\$ 802.95	
Average/year over past (5) years:		\$ 139.41		

- A recording of this meeting is available upon request.