

**Kingsbury Square Association Board of Directors**  
**Virtual Meeting Minutes – January 24, 2024**

- I. **Call to order:** By President Tammy Angrisani at 7:04 p.m. Tammy announced the meeting was being recorded. She also described the documents that were attached to the announcement email. The documents were brought up on the screen.
- II. **List of Attendees:** Tammy Angrisani, Gayle Evans, Ron Robinson, Ivan Lapuka, Lily Hartnett, Steve Thomas, Patty Weinsenee, Megesha Teshome, Molly Rater.
- III. **Approval of minutes from last meeting:** Minutes were prepared by Marnita Spright and presented electronically. The date of the last meeting was corrected to September 26, 2023. Tammy motioned the minutes be accepted with the necessary corrections. Ivan seconded the motion, and the motion was carried.
- IV. **Treasurer's Report/ Phase II Report:** The Treasurer's Report was attached to the agenda for this meeting. Tammy presented the report explaining that she is working with Ron on the expected duties of the treasurer. Our financial records are being transferred to the accounting company who will be handling our financial records and transactions. At this time our surplus of \$22,141.22, will be placed in the Reserve Account. Our surplus is due to the fact that we did not have to use the monies allocated for snow removal in 2022-2023. Also, the accounting company did not charge as much as anticipated. In the budget for 2024, the allocation for repairs and landscaping has been increased. Money from the surplus was used to purchase an additional certificate of deposit for the Association. Molly gave the Phase II financial report. Nine of the twenty-seven residents have paid dues to maintain the driveway, which will be resealed this year. At this time the drive is in good shape. Tammy moved the Treasurer's Report be accepted as presented. Patty seconded the motion. The motion carried. (Copies of these reports will be attached to the file copy of these minutes)
- V. **Architectural Committee Report:** None.
- VI. **Security:** None.
- VII. **New Business:**
  - A. Street Parking.
    1. The bylaws state Homeowners are required to park their vehicles in garages.
    2. Emergency vehicles have trouble navigating streets when obstructed by vehicles.
    3. The KSA Board will draft a document detailing exceptions for homeowners who must use street parking.
  - B. Barking Dogs
    1. Association By-Laws address the issue of behavior that disturbs neighbors.
    2. The By-Laws will be enforced.
  - C. Signs
    1. Celebratory and Open House signs can be displayed for 24 hours.
    2. No other signs are to be displayed outside of the home or in the windows. For sale signs can be displayed in the window. Dimensions and time constraints are outlined in the By-Laws.
  - D. Trees in the Street Lawn.

1. Patty asked what can be done about trees that need to be groomed by the city. Tammy suggested she file a complaint with the Citizens' Service Bureau.
  2. Tammy will distribute contact information tomorrow.
- E. Lily asked what could be done about the craters/potholes in the street. Again, the recommendation was to use the same process in informing the city.

**VIII. Old Business** None.

**IX. Adjournment**

**President Tamy Angrisani** adjourned the meeting at **7:29 p.m.** The next meeting will be held on the 4<sup>th</sup> Wednesday in March.

Minutes submitted by: Gayle D. Evans, Acting Secretary