

Mariner's Valley Two Maintenance Association Board Meeting Minutes

January 28, 2025

Called to order at 6:03pm by President Lonnie Bonds

Board members present: Bill Kern, Jennifer Andersen, Lonnie Bonds, Brian Johnson

1. New Business

a. Annual Meeting Planning

- i. Johnson to draft a budget for the upcoming fiscal year starting July 1, 2025 through June 30, 2026. Budget to especially plan for projections for lawn maintenance, projected water rates from Board of Water Supply, and other projections over the past year. These expense projections, as well as consideration of the goal of maintaining the cash reserve in the bank toward one year's operating budget, the Board will consider the Annual Dues to members needed for the next fiscal year in the draft budget.
- ii. Kern provided a spreadsheet of Board member terms, highlighting the expiration of the terms for Lonnie Bonds and Brian Johnson. Bonds intends to run again for another three-year term, but Johnson is not able to serve another three-year term. Kern will follow up with postcard mailer soliciting interested candidates, and board members will attempt to recruit for a candidate to replace Johnson on this year's Annual Meeting ballot.
- iii. Annual meeting proposed to be scheduled for Thursday March 27 at 6pm, and to utilize Zoom virtual format as has been used since 2020 for participation convenience. Unanimously agreed.
- iv. Kern to create draft materials for Board review promptly with target of mailing to membership approximately Feb 20.

b. Notices to Delinquent Members

- i. Johnson and Kern to review the process, templates, and listings for notifying delinquent members of their delinquent status and final notification prior to referral to the collections attorneys. These notices will be sent to delinquent members beginning of February with amounts owed due by the end of February.

2. Old Business

a. Feedback on Updated Board Distribution of Tasks

- i. General consensus that the updated distribution has been helpful to balancing the load of tasks for each board member


b. Fire Mitigation in Small Common Area/Cut Wood Removal

- i. Bonds reported that he spoke with KSBE POC Todd Grey and project manager Kanoa Meyer regarding the KSBE efforts to remove portions of overgrowth bordering the homes along the hillside near the Small Common Area. Logs that had been piled in our Common Area were recently removed.

c. Risks of Damaged Sprinkler Heads

- i. Kern will reach out to Jack Morgan to ask for a test of the sprinkler heads. This after several large trucks have recently driven onto the Common Areas.

At 6:43pm Bonds adjourned the meeting with unanimous approval.

Signature: 

Date: Feb 3, 2025

William Kern – Board Secretary