

KENSINGTON COURTS COMMUNITY ASSOCIATION
Meeting Minutes – Board Meeting
FEBRUARY 23, 2006

Call to Order:

This meeting was conducted as a review of the status of currently, ongoing activities, with an outline of the plan going forward, and then adjourned. The subjects addressed were as follows:

Community Entrance- The Board discussed and approved a final selection on a solar lighting system for the community entryway. The lights will be ordered as soon as possible.

Administrative Services- Members of the Board reported that the solution approach for our improved accounts receivable system had been designed and would be implemented as soon as the necessary steps could be coordinated with our bookkeeping service.

Dues Collections- It was announced that 2006 Dues Assessment Notices did go out, and that payments were already coming in at a good pace. In addition, Two of the Four past due accounts from 2005 have been paid, leaving only two remaining.

Election Activities- It was announced that Nomination forms and the Referendum ballots (on the no non-resident board member issue) were mailed out on schedule.

Maintenance of the Common Grounds- The Board approved renewing the contract with Ground & Up Inc. to continue with our lawn service for the coming 2006 season.

Common Grounds Status- The Board announced that documents were filed on behalf of the Association in Circuit Court, requesting a court injunction to prevent the developers from taking any further action (with respect to our common grounds), and requesting a court order to compel them to turn over our common grounds without further delay. The developers will have approximately 30 days from the date they receive service of these complaints, in order to respond. Shortly after which, we make our case to the court.

Next Month's Meeting: March 30, 2006, 8:00 PM Elkton Town Hall (2nd Floor).
Website: www.kccaelkton.com

Rod Burr
President, KCCA.