

KENNSINGTON COURTS COMMUNITY ASSOCIATION
Board Meeting Minutes – July 27, 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 followed:

Legal up-date with developers: We are continuing in the discovery phase of this action, with Trial date anticipated in the November timeframe.

Referendum Election Ballot for Article IX, Section 2, (d): Currently states that “Boats may only be kept in the backyard of any Lot provided they are covered with brown, grey or green tarp, and are on a trailer.” Concern has been raised that referendums should not be left “open ended”, such that they may continue indefinitely until passed. The concern expressed is that this tends to represent a bias in favor of passage. The Board has accepted this argument as reasonable, and has set August 28, 2006 as the deadline for ballots to be returned. This permits another month from today, and makes it possible for us to have a decision by next month’s meeting.

Dues Collections: It was announced that the collections for the 2006 dues cycle has continued, and it was reported that the number of delinquent members has dropped to only 13. It has also been reported that the remaining delinquencies have been turned over to our collections attorney to initiate the formal collections process.

Maintenance of the Common Ground: It was announced that negotiations with our current groundskeeper has resulted in an amendment to our current contractual agreement. The fee for each grass cutting will be increased to \$850 in return for an increase to the amount of ground to be covered, and certain upgrades in the timing and degree of service. This includes certain increases in the area around the bottom of Whitehall, to be addressed. This change will be effective August 1st.

Following this discussion, the meeting was adjourned.

Next Month’s Meeting: August 31st, 2006, 8:30pm at the Elkton Town Hall (2nd floor). Website: www.kccaelkton.com

Rhonda Quay-Perez
Secretary, KCCA