

KVTA Board of Directors Meeting Minutes
April 7, 2026 | 6:30 PM | Clubhouse

Meeting Called to Order: 6:31 PM

1. Approval of Previous Minutes

- March 2026 minutes approved
-

2. Homeowners Open Forum

- **Ann Winterbottom:** Noted sprinkler overspray onto tennis courts on the SW side; suggested adjustment once the project is complete to protect the court surface. John Bringenberg will pass this on to Warren.
 - **Scott Ward:** No questions
 - **Darcy Johnson:** Requested pool staff job description and submitted a staffing plan.
 - **Michael Gelinus:** Suggested adding basketball and/or four square to the tennis court area for children. He has plans including funding that he would be glad to share. Yvonne stated that it was too late in the process to make this change but we can address making this addition at a later time.
-

3. Financial Review & Treasurer's Report (Yvonne)

- Jennifer noted that she approves the January financials after Marie corrected a few budget items. Motion to approve January financials (Yvonne); seconded (Reece) – **Approved**
- Two Schwab CDs matured in March and were transferred to First Bank with accrued interest

Remaining CDs:

- Paint CD matured March 17; interest moved to paint fund; combined with additional funds to open a new 3-month CD (matures June 2026)
- One CD matures May 2026
- Chase CD matures May 2026

Marie has prepared a different spread sheet to help clarify the income information that will be shared with the board at a later meeting.

4. Committee Reports

A. Technology (Reece)

- Phone calls: 37 (+20)
- Contact forms: 14 (+9)
- Volunteer forms: 0
- Site views: 927 (+10%)
- Users: 417 (+2%)
- Top pages: Contact Us, Documents, Realtor/Mortgage Info

B. Special Events & Hospitality (Yvonne)

- Picnic 2026: Grant submitted; park unavailable due to renovations; alternate location selected
- Planning meeting: April 23, 6:30–8:30 PM (Clubhouse)
- Boy Scout participation pending; backup plan in development
- Alzheimer’s presentation (Ann Worley): April 11, 10–11 AM (Clubhouse; refreshments provided)

C. Clubhouse Cleaning (Yvonne)

- Clubhouse cleaned April 1
- AC project on hold; meeting with Warren to review options and costs

D. Architectural Control Committee (ACC) (John)

- 24 requests submitted this year
- Kickoff meeting scheduled week of 4/13; Spring walk to follow. Volunteers needed

E. Tennis Court Project Updates:

- Old retaining wall removed due to end-of-life condition
- Proposal for new block wall; awaiting bids
- Gates: Both ADA compliant; south gate requires drainage pipe
- Bench to be refinished and reused
- Concrete pour scheduled next week; additional concrete required.
- Homeowner communication scheduled to alert the concrete pour.
- Project timeline extended due to contractor’s schedule; anticipated completion July
- Gate access options under review (standard vs. upgraded entry system). Leaning towards a similar lock/key as before with the option to install a push bar entry later (as budgets permit).
- Homeowner communication ongoing

F. Gardens (Reece & Kim)

- Outreach completed; 2 new gardeners added
- 5 plots available
- Payment process communicated; tracking in place
- Water expected at the end of May (Level 1 restriction) – include in newsletter

G. Newsletter (Kim)

- May issue deadline: April 28 (before noon)

5. Maintenance (Warren & Cady)

Completed Work:

- Repaired two vandalized mailboxes (this work took a full day).
- Excavated and repaired broken pipe - for reference, the team had to dig a 5 square foot hole to allow the contractor to fix the pipe. Strenuous and arduous work.

Ongoing / Planned:

- Evaluating replacement pool cleaning machine; decision pending
- AC project on hold; meeting with Warren to review options and costs

6. Old Business | New Business | Closing

- None | None | Tom Zukas shared two jokes. | Meeting adjourned at 7:23 PM

Following adjournment of the regular Board meeting, the Board convened in Executive Session to discuss employment-related matters. The Board reached a consensus on a proposed course of action, which will be presented for formal consideration and vote at the next open Board meeting.