

# STEEPLECHASE

## 2019 DECEMBER BOARD MEETING

DATE: 12/4/2019

TIME: 6:00 PM

LOCATION: Clubhouse

- I. CALL TO ORDER: The meeting was officially called to order at 6:18 pm by Stephen Phelps.
- II. ATTENDANCE W/ ROLL CALL: Stephen Phelps – President, David Shibilina -VP, Jay Shelton – Treasurer, Chris Groh – ARB, Jason Noble – At Large Member present for the Steeplechase Board of Trustees. Kevin Malburg present representing Stonegate Property Management. The members present were Bill Phillips, Herb Kendell, Lee Rickey, Jay and Michaelen Laney, Craig Watkins, Joyce Shibilina, and Jeff Cassazza – Lawyer representing Steeplechase.
- III. OWNER OPEN FORUM: Around 6:00 pm there was not quorum. Kevin indicated there was a chance the board may close the meeting early to move to executive session to meet with Lee Rickey and his lawyer to discuss some finer points of the development and wanted to give the community a chance to discuss anything that they had on their mind.
  - a. Bill Phillips asked about the front entry and if there would be a turnabout installed. Kevin stated that yes there is still one going in there. The county has been paying individuals for easements so installation should start soon, likely Spring.
  - b. Bill asked how many homes were going into the new development. Kevin stated there were two phases and the 1<sup>st</sup> phase has about 28 homes being built.
  - c. Mr. Phillips discussed the state of the retention basin and that it hasn't been in good shape since the new construction started across the interstate and has started to flow into the retention basin. The board stated it is something they are trying to address with the county as needed. Kevin stated if needed, they can reach out to the EPA if something seems off. He also stated water is a great thing to have, but there is always a possibility for issues. Whether it be in a home or in a retention basin, you'll have upkeep and issues to address as the years go on.
  - d. Joyce asked about the Christmas Lights on the right side not coming on. Kevin had asked the electrician to get the lights to sync up on both sides better. There had also been an issue with the lights going in and out due to a short. Some repairs were made and A&A came out to address the short issue. It should be better moving forward.
  - e. Joyce also asked about Boone County off-street parking. Kevin said they'd have to ask the county about it, but he would look into it.
- IV. APPROVAL OF THE PREVIOUS BOARD MEETING MINUTES: Chris motioned to approve the minutes and Jason seconded the motion. The motion carried unanimously.
- V. At this time Steve announced the Board was going to move into executive session to talk with the developer. He thanked the community for coming out and asked if there was a motion to move to executive. Jason motioned to move to executive meeting and Chris seconded the motion. The motion carried unanimously.
- VI. ADJOURNMENT: The meeting adjourned at 6:24 pm