

**Minutes of
The Strathmore Court Homeowners Association, Inc.
Board of Directors Meeting**

Held on May 20, 2025

- I. ATTENDANCE** – Sharlene Iadanza, Janet Longo, Karen Maila, Carrie Treadwell, Jenifer Ramos, Steve Cacciola, Doug Stolfi, Jennifer Keisner, Regina O'Donnell (The Management Company)

Frank – report was given about community needs

Election of Officers – all officers remaining in same positions

- II. MINUTES** of the April meeting accepted unanimously.

III. REPORTS OF OFFICERS

A. PRESIDENT – no report

B. VICE PRESIDENT – continuing to work with TOB regarding Maggio, 51% reached with homeowners, public hearing to be scheduled, TOB will notify the board

C. TREASURER – financials are in better condition this year than last year

D. SECRETARY – no report

IV. MANAGEMENT REPORT

A. Reviewed and accepted, including financials, notices before liens, modification requests, house rule violations and warnings, home sales, Cohen and Warren report

V. COMMITTEES

A. ARCHITECTURE – ongoing; photos to be taken before and after modifications occur to document changes

B. MAINTENANCE – driveway lists reviewed, houses of priority will be completed

C. RECREATION – upcoming yard sale, summer party scheduled for July 26th

D. POOL – motion passed to purchase cartridges for the pool

VI. CLUBHOUSE RENTALS

- A.** June 7th Sharlene
- B.** June 27th Karen
- C.** July 20th Jennifer

VII. PROJECTS TO BE SCHEDULED IN 2025

- A.** Concrete – on hold until the fall
- B.** Driveway replacement – motion passed, and houses will be prioritized based on necessity
- C.** Seal Coating – waiting on quotes
- D.** Basketball Courts – tabled to June meeting
- E.** Clubhouse Parking lot – tabled to June meeting
- F.** Basketball nets/posts replacement – tabled to June meeting

VIII. OLD BUSINESS

- A.** Open Board Seat – 1 year seat open
- B.** Website – Bob is working with Vincent to take over the website

IX. NEW BUSINESS

- A.** Clubhouse rentals. Need to be confirmed with resident regarding set up time
- B.** Sprinklers – Freddy is activating zones as he goes

Respectfully submitted,

Carrie Treadwell
SCHOA Secretary