

Ashley Farms Homeowners' Association Board of Directors Meeting Minutes

Tuesday, August 5, 2025

6:30 P.M

Residence of Karen Parenteau

In Attendance: Karen Parenteau/President
Karl Rutledge/Treasurer
Mary Rutledge/Guest
Lisa Marshke/Olson
Felicia Szczepanski/Temporary Secretary

Absent: Chad Teatsorth/Board Member

- **Previous Meeting Minutes:** Minutes from the meeting on 7/08/2025 were read, and motioned by Karen Parenteau to approve, seconded by Karl Rutledge to approve. Motion carried.
- **Treasurer's Report:** Presented by Karl Rutledge.
*Will contact the Attorney to proceed with foreclosure for Delinquent Homeowners for non-payment of Association Dues.
The other 2 Homeowners are in the payment process.
Felicia Szczepanski motioned to approve the Treasurer's Report, seconded by Lisa Marshke/Olson. Motion carried.
- **Old Business:**
*Regarding Homeowners who have blight issues; The City of New Baltimore is unable enforce the violations, so 3 Violation Letters from the AFHOA will be sent out.
*Landscaping: Flowers have been planted in the small island.
We are still waiting for return calls from companies to provide an estimate for a repair to the Sprinkler System.
- **New Business:**
* Discussion to determine why the AFHOA Website is not being updated. The Meeting Minutes from September 17, 2024 is the latest posted meeting, and it is actually dated 2204.
*Discussion to search for a location for future AFHOA Board Meetings.

Meeting adjourned at 8:15 p.m.

The next AFHOA Board of Directors Meeting will be held on
Wednesday, September 17, 2025 at 6:30 p.m. Location TBD.

Respectfully submitted by Felicia Szczepanski AFHOA Temporary Secretary