

North Fort HOA Meeting

July 7, 2025

06:30 pm

Via Zoom

Meeting **HOSTED** by: CAMS - Cryss Taylor
Type of meeting: HOA Monthly Board Meeting

Secretary: Diane Battles

Directors Present: Beth Smith, John Kronz, Diane Battles, Robin Trundle, Kevin Cooper

Officers Present: Trish Perna - President, Diane Battles - Secretary

Quorum Established.

Meeting began at 6:30 pm

Resident/Guest Appearance: None.

Minutes

Discussion:

June's minutes were discussed and reviewed.

Conclusion:

Previous minutes were accepted and approved.

Old Business

Code of Ethics

Discussion:

Director John Kronz was to discuss the Code of Ethics but is still trying to locate the document he is referring to.

Conclusion:

The discussion was deferred until next month. CAMS Representative Cryss is going to resend a copy of it to all directors for review and signature and it will be on the CAMS portal. It can be printed, then signed and scanned back to CAMS.

Digging

Discussion:

State maintenance crews returned to the 2 homes affected on Apache Dr. and repaired the damage to utilities that was caused by ditch maintenance.

Conclusion:

All repairs were completed to the satisfaction of the homeowners of the 2 affected residences. The matter appears closed at this time.

Violations Review:**Discussion:**

All violations reviews will now be conducted within the CAMS North Fort portal. CAMS representative Cryss requested a sign for her car so that residents may be able to properly identify her as an agent of CAMS. The sign would be provided to her by CAMS.

Conclusion:

Director discussion/feedback will take place in the portal and matters requiring further action, such as hearings, will be conducted during monthly HOA meetings.

New Business

Mail**Discussion:**

President Perna received a bill for the USPS PO box as it was time for renewal. CAMS representative Cryss stated that most bills should now be going directly to CAMS. The cost for the PO box is now \$192.00 for 12 months.

Conclusion:

After a discussion, it was determined that the PO box is no longer necessary since CAMS receives our bills and the portal is available for residents to use. The vote was unanimous to not renew the PO box.

Front Entrance**Discussion:**

A question regarding the need to turn on the water at the front entrance was raised.

Conclusion:

We have had so much rain that it did not appear necessary to turn on the water to the sprinklers. A new flag was installed by one of our neighbors, as the old one was becoming tattered.

New Marketing Opportunity**Discussion:**

A gentleman named Patrick would like to present to the board an opportunity to raise funds for the North Fort HOA via advertising for preferred providers for cable companies and other utilities. It will not require anyone in the neighborhood to sign up for anything. Potential revenue is estimated to be between \$17K to \$35K.

Conclusion:

He will be invited to join next month's meeting so he can present the program and we can determine whether it's a good fit for the HOA and an opportunity for increased revenue.

Moved to adjourn.

Seconded.

Meeting Concluded at 7:02 pm.