

## Meeting Minutes for York Farms Board Meeting on December 11, 2025

Starting Time: 7 pm

Ending Time: 8:05 PM

Board Members: Mary Ann Alexander, Stacey Roberts, Khimula Taylor, Andrea Thomas, Beverly Wallace, Ronnie Williams

- I. Call Meeting to Order: Andrea
- II. Corrections in the Minutes: Ronnie & Bd. Members: none given.
- III. Review of Financial Matters: Khim
  - A. Banking Updates: balances, credits, debits were noted by Khim.
  - B. NCC Disbursements, if any: None received from NCC.
  - C. Other Financial Matters:
    1. Invoice for Liens from NR was paid by York Farms: Liens were placed on 4 homes by Neighborhood resources for nonpayment of HOA dues. The invoice amount was \$400.00, which will be charged to the residents' accounts along with all collection fees that are due to York Farms and NR.
    2. Community's Bank CD was rolled over for another 15 months or until 2/27/27.
- IV. Election Materials: Khim, Stacey & other Board Member will organize the mailings for the ballots on 12/15/25.
- V. Email was sent to the Board on 12/8/25 by Andrea which summarized mailed, violation letters and responses from the respective residents. Stacey and Ronnie will follow up by contacting certain residents directly about their past violations or new violations which are related to fencing, commercial vehicles, and siding on homes.
- VI. The Board discussed in detail the provisions of the Declaration of Restrictions specifically addressing violations and corresponding actions that may be taken in cases of non-compliance. Board will utilize the final step mandated in the provision, before the resident's case is automatically turned over to Neighborhood Resources for non-compliance.
- VII. Meeting at Library on 12/15/25: Andrea
  - A. Organized by Rep. Smith
  - B. Guest Speaker: Charles McCleod, Dir. of Communication for DelDOT.
  - C. Purpose: to provide general information about the DelDOT.

1. York Farms will be represented by a Board member at the referenced meeting to highlight the ongoing need for a pedestrian bridge at Kirkwood-St. Georges Rd., near Route 71 and adjacent to the railroad tracks. Since 2022, the Board has engaged with state officials to advocate for the construction of a pedestrian bridge at this site. In March 2025, the Board received a video from a York Farms resident documenting an incident in which a pedestrian narrowly avoided being struck by multiple vehicles; the drivers swerved into the opposite lane to avoid the individual.

I. Other Matters: None were noted.

Adjournment: 8:05 PM