

University Park Board Agenda November 14, 2024

7:00 at the Clubhouse/Zoom

NOTICE: All attendants will need to state their first and last name on the sign-in sheet or have their first and last name displayed on the Zoom meetings. This is for proper recordkeeping of the UP public meetings. If your first and last name is not displayed properly on Zoom, you can provide it in the chat, or speak it aloud at the start of the meeting. If your first and last name has not been recorded by 5 minutes after the start of the meeting, you will be removed from the Zoom.

NOTICE: This meeting is being recorded, including both the live and Zoom audiences, for future reference. Viewer Discretion is advised. To adhere to proper record keeping, the audio and visual recordings will stay active throughout all Zoom meetings.

Call to Order: Board Members present are Sarah Dahl, Jo Ann Zahner, and James Slaymaker

Introductions/Announcements/Presentations/Thanks

Middle School Cross Country Meet was held on the golf course on October 15th. It was a good challenging course and hopefully they will be back next year.

Two executive sessions were held with James Slaymaker, Sarah Dahl & Jo Ann Zahner in attendance to discuss legal proceedings:

Thursday, October 10th and
Sunday, October 20th

Audience Comments

Please stand and state your name before speaking. Keep comments to under 5 minutes. Be brief and respectful of the Board and other community members. The audience will have the opportunity to take part in discussion of agenda items in the order that they appear on the agenda.

Old Business

Standing Committee Reports

Boat Ramp – John Cassida

Golf Course – Jeff Luna

Welcome Committee – Don Turner

Firewise - Karla Slaymaker

Parks & Rec – Curt Friedrich

Sherman Township – Tracy Sabo

Golf Course Prairie Management – Laura Mendenhall

Equipment – Curt Friedrich

Sewer/Lagoon Update - see all previous updates at universityparkks.org

Rental House Management search – on hold for now.

Firehouse Building

2025 UP Flag Design – none received. If there are still none received by January 1, 2025, the Board will proceed with the same flag design as this year on a new colored background. If you'd like to submit a design, please email it to universityparkboard@gmail.com

Reminder: 2022 and prior year ZOOM meeting recordings will be deleted on January 1, 2025, due to reaching max storage capacity of free zoom storage. If you want recordings of these meetings, please download them prior to the end of the year. All Zoom recordings are located on the UP Website under the tab "Historic Board Meetings."

New Business

Mulberry Tree at Clubhouse – the decision to cut the mulberry tree down was due to increased safety concerns following recent wind damage to the tree.

Legal Discussion

Legal cases - current status update and options discussion. Input from the community will be taken at the November meeting and status updates will be shared by the Board. Please plan to attend virtually or in person to discuss the following. If you are unable to attend, you may submit an email to the Board with your input, comments, or questions at universityparkboard@gmail.com.

Background to the community:

There are two cases going on. Civil and HUD. Our lawyer is representing us in both, which means we are paying him for both. So far, we have been billed and paid \$2,685.25 of the \$5,000 approved for civil; and \$2,349.68 of the \$3,000 approved for HUD. Our lawyer charges the same hourly rate for both cases. We are still operating within the total approved budget of \$8,000, with just under \$3,000 remaining. Maple has a lawyer to represent her in both cases.

The civil case is on hold pending the potential HUD conciliatory discussion. If an agreement is made through the HUD conciliatory process, the civil case will be dropped as well as the counter suit. There will also be no reimbursement for legal fees on either side.

The preliminary HUD investigation timeline has closed. The Board attempted to open a conciliatory discussion and Maple initially declined which would have meant moving forward with a full HUD case; however, Maple has reconsidered and conciliation is back on the table. Conciliation means a discussion opportunity that requires us to present the language of conciliation that we are comfortable with, and Maple is required to do the same. HUD will then prepare a conciliatory document for both parties to sign. If an agreement with conciliation can be made, it will not involve HUD investigating further and will result in a quicker resolution for all involved. Keep in mind that pursuing the case instead of resolving it through a conciliatory agreement could result in UPID being charged with discrimination by HUD which would require more legal fees and potential penalties to be paid by the community.

Questions for the community:

The Board members will not be providing input on the specific conciliatory terms as advised by our lawyer but want to get as much input from the community as possible before proceeding. At the end of this discussion the board is going to vote whether or not we are going to proceed with conciliation.

We'd like to hear your thoughts about entering into conciliatory discussions. This agreement would allow Maple to keep the donkey on her property under certain agreed upon terms. What are the terms you'd like to see? This doesn't mean we'll get them, but this is the community's opportunity to have input. Maple will also be presenting her terms and conditions to HUD, which will hopefully result in an outcome that everyone agrees upon. If agreement is reached, HUD will enforce compliance of the agreement on both parties. If we agree to go into conciliation and no agreement can be reached between parties, then HUD will proceed with their full case, which will likely be long and expensive.

Adjourn/Leave open for Executive Session