

January 2025 HOA Meeting

Thursday, January 30, 2025 7:00 PM

1. Call to Order: 7:03PM
2. No previous minutes to read
3. No report to review
4. No new members want to run, two existing members are resigning.
 - a. Board made a motion to affirm the five existing members still wanting to be on the board for another one year term. Motion was seconded and unanimously approved.
 - b. Five members are
 - i. James (Matt) Noble
 - ii. Albert Patchet
 - iii. Bobby Knoblauch
 - iv. Steven Fry
 - v. James Milligan
5. No committee report
6. We received payment from the insurance company for the damage to the sign at the north entrance. Nothing further to report
7. Unfinished business
 - a. The only unfinished business to discuss is the rebuilding of the entrance beds. This will be tabled until it warms up
 - b. Liability insurance has been renewed.
 - c. Dry pond sprinkler system issues at zones 3 and 4. This will also be tabled until it warms up.
8. New business
 - a. Sign at south entrance.
 - i. There is a 15' easement on the south side of the entrance where a sign could be placed.
 - ii. Would prefer sign to be on north side
 - iii. The board will get bids for a new sign
 - b. Wetland area at west side of neighborhood is still a wetland area.
9. Open Forum
 - a. Discussed that ponds are 14' to 20' deep, not 5' deep as was posted by someone on Facebook
 - b. Asked if we should hire someone to plow the non emergency routes. No-one supported this.
 - c. Neighbor asked about raising dues. We discussed that there are no current plans to raise dues. When we do need to raise dues maybe we should look at raising by a smaller amount over several years. Discussed what we have spent money on over the last year
 - i. Repaired faulty irrigation pumps
 - ii. Replaced rusted electrical gear
 - iii. Removed invasive trees at west lake
 - d. Neighbor complained about getting a violation notice for not relocating cars
 - i. Jim suggested we wait until executive session to discuss specific violations.
 - e. Discussed a residents complaint about a no fishing sign behind his house. This sign was put in place by the developer and covers basic rules.
10. Moved to executive session at 8PM