

HOA Board Meeting 04-25-2024

Board Attending: Jim, Clint, Al, Lee, Steve

1) Call to Order

2) Reading of Previous Minutes

No objections

3) Treasurer Report

169785.46 is current balance.

Moved 52k in CDs to better interest for 6 more months

4) Committee Report

Landscape Committee has not met yet

Architectural committee has done 6 or more approvals in the past month.

5) Bill and Communication

3 Bills.

- 1) 21.94 for chainsaw tree removal
- 2) 2.69 for spray paint
- 3) 375 for cute rite hauling limbs includes Sedgwick dump fee.

6) Unfinished Business

- Annual Fees were due more than 60 days ago
 - The HOA reported that around 75 houses of the neighborhood has not paid their dues.
- Benches around the ponds
 - Alexia was not here to pay for the benches. – no real change here
- Spring clean up day was on April 6th at 8 am
 - Cut down over 40 trees in various places around the ponds.
- Sprinkler well has gone dry by pond
 - Want to fix it because of how much we have invested in that area
 - Need to investigate fixing this issue
 - The well depth should be public record
- Scouts collected twice this month. Need larger bags.
 - Clint was given key to give to scouts for collection

7) New Business

- Discussion of raising annual dues
 - A 50% increase in dues was proposed to account for the shortfall
 - Shortfall is based on people not paying their dues and projected increased in fees based on inflation
 - If a shortfall is realized then the board would be forced to levy a special assessment
 - Need to call a special meeting to get a vote done.
 - Lee created a motion to vote on raising the dues to 270 on June 27th.
 - Passed unanimously
- Discussion on the mowing.
 - Getting bids to bush hog some of the east side next to the field

- Discussion on getting a new HOA management company
 - Met with Reliance Property Management Company.
 - Working on getting us a bid
 - Have not received anything from current HOA management company

8) Open Forum

- Questions were asked about the “dry pond” and getting a pedestrian easement.
 - It was stated by the board that the city was amenable to adding a pedestrian easement to the utility easement.
 - Questions on the type of surface we would down, concrete, gravel, mulch or nothing.
 - It was also proposed that the HOA could pay to move fences if they are in easement.
 - The HOA management would need to do the easement work. Need to get the management company figured out for this.
- Question was asked about how to get more visibility.
 - It was suggested to get a larger sign
- Proposed to get Michelle to make cookies for the June meeting and reimburse.