

Heatherwood Homes Association
Annual Meeting Minutes
November 9th, 2023

The annual meeting was held at Blue Valley Academy, 7500 W. 149th Terrace, Overland Park. A box dinner was served by Brancato's at 6:30. The meeting was called to order by President Mark Allred at 7:15PM. There were 103 in attendance. Mark thanked Rosemary Kaploe for her efforts in welcoming our new residents and presented her with a gift card for her tireless work. He also thanked Susan English for her work in converting our HOA records for 2012 to the present into digital format on a memory stick and presented her with a gift card for her efforts. A drawing was held for the two Heatherwood pink flamingos. Matt and Libby Coffman drew two raffle tickets and the winners were Jim Krause and Cindy English. The winners are required to display their flamingos in their front yard all year.

Officer/Chairman Reports

Secretary- Dave Blunt gave a report reminding people of the HOA web page, Facebook page, and the upcoming 2024 Directory.

Treasurer- Rick Shewmake was absent and Dave Blunt read his report.

Through November 6, 2023 our financials look in good shape. Our Profit and Loss shows year to date net income of \$45,389. The November dues and Lawn and Grounds invoice for this month have not posted yet.

The Balance Sheet shows assets of \$452,216. Paint Reserves make up \$279,156 leaving us with reserves of \$173,060 for other contingencies.

The Aging Report of Dues continues to show that our residents are staying current with dues payments.

We achieved significant cost savings in 2023 as follows:

1. No snow removals
2. Park benches were virtually free.
3. Attendees at mixers pay-flex drinks and food
4. Volunteers cleaned mailboxes virtually free of cost to HOA.
5. Higher interest rates resulted in increased interest income on Certificates of Deposit.

Architecture- Mike Cox gave a brief report. In the past year residents have been appropriately requesting approval for architectural projects. There have been no unapproved projects violating HOA rules.

Painting- Harish Kumar reported that there are two more years to complete the cycle of painting. At that point he will propose new colors to be added to our approved list and seek a new painting contract. Mark congratulated Harish on completing the 2023 painting by the end of May.

Lawns & Grounds- Rich Collins reported that our contract with TLC expires on 3/1/24. With the help of Greg Mann, a new contract was drafted and bids were solicited from lawn care companies for a 3 year contract, 2024 -2026. Bids were received, evaluated and presented to the Board. The Board approved offering the contract to Horizon Lawn and Landscaping. The contract was signed on Nov. 1st. Rich and Greg were congratulated on all their hard work in finding a new lawn care company.

Election of New Board Members- Mark Allred, Lou Bond, and Rick Shewmake were going off the Board. Ballots were passed out with four names of those running for three vacant Board positions.. John Chase, Steve Glary, Cindy Hunter, and Greg Hunter were on the ballot. Mark asked three times if there were any more nominations from the floor. Hearing none, the nominations were closed. Three volunteer residents were appointed to count the ballots- Kathy Blunt,

Cathie Hinkle, and Theresa Collins. After reviewing the ballot count, Mark announced that the new Board members were Steve Glary, Cindy Hunter, and Greg Hunter.

The next Board meeting will be on Tuesday, Nov. 14th at Dave's house, 14824 Floyd St. at 6:00.

A motion was made, seconded, and approved to adjourn. The meeting was adjourned at 8:30 PM.

Respectfully submitted,

Dave Blunt, Secretary