

# Leona's Rolling Meadows HOA 2024 Q3 Board Meeting Minutes

Date: September 4, 2024

Time: 7:00 PM

Location: Krista's Home

Attendees: Krista, Mike, Don, Nick, John, and Madeleine

1. Meeting called to order by John.
2. Jeremy resigned from the board on August 17, 2024.
  - a. Mike was appointed Board Member.
  - b. Don was appointed President.
  - c. **Passcodes to be updated by the new board after the annual meeting.**
3. Correspondence/Reports
  - a. No pending ARC requests.
  - b. **Nick will email the lawyer and cc board the properties with owed dues over \$500.**
4. Old Business
  - a. The titling company cut a check for the late dues owed on 8310 65th Pl. **Nick to deposit next week.**
  - b. FAQ on website to help with ARC requests was completed. Information about the conservancy was added.
  - c. **Nick will email the lawyer about the violations at 8412 65th Pl.**
5. New Business
  - a. Certified letters were sent for 2 violations.
    - i. Madeleine to mail a certified letter for the new violation.
    - ii. The house with the brick mailbox was discussed and considered not a violation because it appears to be an original mailbox encased in brick.
  - b. Titling documents were given to the Secretary for filing.
  - c. Annual Meeting for 2025
    - i. **Krista will design a Save the Date postcard with RSVP for the annual meeting by Halloween which will be sent out before Thanksgiving.**
    - ii. John will create a letter to send with annual bills to tell homeowners that unapproved arc structures may cause issues with selling later and to please submit a retroactive ARC request to update the HOA's records. **John will draft a letter and send the draft to the board by Saturday, September 7th, 2024.**
    - iii. **John to book Mahone auditorium for annual meeting.**
  - d. Safety deposit box is not needed since the irreplaceable plans were not actually irreplaceable.
  - e. **Madeleine will prepare web hosting quotes by next quarter meeting.**
    - i. Q4 meeting set for November 7th, 7pm at Krista's House
    - ii. Neighborhood party tentatively set for Oct 12 in the park.
6. Motion to Adjourn