

Heatherwood Home Association Minutes

October 15th, 2024

The meeting was called to order at 6:05 PM by Greg Hunter. Those in attendance were, Rich Collins, Greg Hunter, Cindy Hunter, Steve Glary, and Dave Blunt, Ajit Sathe, and Harish Kumar.

Officer/Chairman Reports

President- The minutes of the September 17th meeting were approved unanimously. Greg reviewed the Annual meeting packet to be handed out to each attendee. He asked each Board member to prepare a brief written report on activities for the year.

Vice President- Cindy reported that the Chili Day was a success. The following expenses were incurred:

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| Louisburg Cider Mill Cider and doughnuts | \$98.95 |
| Dollar Tree Plates, napkins, table covers | \$10.94 |
| Price Chopper Extra hot dogs, buns, candy dish items | \$42.25 |
| Price Chopper Chili Items | \$66.61 |
| Price Chopper Condiments, drink mixes, chips | \$54.02 |
| Sam's Club Hot dogs, buns, bottled water, Chips, Plates, Plastic ware, cups | \$167.61 |
| Total | \$440.38 |

A deposit has been given to Brancato's for the Annual Dinner. Reservations are coming in with a deadline of Oct. 25th. Board members are asked to be there at 5:30 to help set up. There will be three alphabetized tables to sign in and then go to pick up your dinner.

Cindy continues to work with Rosemary to contact any new home owners and update the 2025 Directory. It was agreed to leave Larry Levinson on as a Facebook coordinator along with Ron Hallifax.

Secretary- The Directory continues to be updated for 2025. We will not knock on doors this year when delivering. It was decided to include any tenants in the Directory. Dave will contact the landlords to get names if possible. A copy of all rentals and the landlords will be given to the new Lawn and Grounds Director. The Utilities and Service page will be edited and the Opcares@opkansas.org website added.

Architecture- Ajit reported that there were two covered porches and two fences approved. There also was an inquiry into shrub plantings along a lot line. It was agreed that there is no rule prohibiting this but they should not hang over on the neighboring lot. Rich Collins reported that the fence behind the strip mall is in bad shape and should be repaired or replaced. It was noted that Randy Korte had previously called the owners of the strip mall and they repaired his portion of the fence. Ajit will contact the owners concerning the fence. A discussion was held on how long dumpsters can be in driveways. This may require a new rule and was tabled for future discussion.

Painting- Harish reports that painting will probably begin in March again in 2025. This will be the final group of paintings in the seven year cycle.

Lawn & Grounds- Rich Collins submitted the following report:

- 1.) This month we paid Horizon \$12,977 for services in September including the following:

- a. 4 mowings
- b. Common area bed weeding and maintenance
- c. Sprinkler service
- d. Prune shrubs
- e. Prune trees in the common areas
- f. Aerate and overseed the common areas

2.) One of the common areas evergreens we replaced has died. Horizon has replaced it.

3.) For your information, the fall, Sept and Oct, is the best time to aerate and overseed your lawn.

4.) There are several dead or near dead trees in our common areas. During the next few weeks, the Board will solicit bids from qualified tree removal contractors to take out the trees and remove the stumps. We will keep our residents informed as this project proceeds.

5.) Most of our residents have done an excellent job making their lawns and landscaping very attractive throughout the neighborhood. The visual effect as I drive or walk through our subdivision is very pleasant. THANK YOU ALL VERY MUCH.

Treasurer- Steve handed out an Income and Expense Report and A/R Aging Summary for September. Income was \$28,077 and expenses were \$21,336.40. Net Income was \$6,740.60. Rich informed the Board that Horizon had been overpaid due to them submitting an incorrect invoice. Horizon will credit the \$1,950 overpayment on our next bill. Steve asked Rich and Harish to do their 2025 budgets and get them to him.

Old Business- Dave reported that the mailbox painting is done and that he did a walk around with Johnathon Mijares of CertaPro Painters. One mail box needed a touchup and will be done soon. Dave will submit an invoice to Steve as soon as he receives it. Cindy and Greg passed around a sample of the USPS decals they have ordered for the boxes and Cindy showed the new numbers that will be used for each box.

Greg handed out a revised addendum to the Declarations concerning roof shingles and solar panels, windmills, and other attachments to roofs or additions to back yards. Greg moved and Dave 2nded a motion to approve. The motion passed unanimously and the Directors each signed the addendum.

Steve reported that the City of Overland Park has thousands of requests ahead of ours for repairing sidewalks. Steve has secured a quote from Jax Mudjacking (who did our mailbox pads). The quote is \$2,550 for 5 bad sections. Steve moved and Dave 2nded a motion to repair these sidewalks. The motion passed unanimously.

New Business- The Board discussed a complaint about a garage door being left open. It was noted that residents should be allowed to have their doors open if they are in their garages. The resident will be reminded to keep the door down as much as possible.

A discussion was held on No Solicitation signs. Steve will contact the city for signs at both our entrances.

The next Board meeting will be on November 19th at 6:00PM at the Hunter's house, 7702 W 149th St.

The meeting was adjourned at 8:10 PM.

Respectfully submitted,

Dave Blunt, Secretary