

Heatherwood Homes Association Minutes

July 21, 2026

The meeting was called to order at 6:07 PM by Sandy Jameson. Those in attendance: Sandy Jameson, Dan Jameson, Donna Klasing, Steve Glary, Annette Glary, Harish Kumar, Rena Finster, Paul Finster and guest Elmer Fuller. Ajit Sathe was absent.

Officer/Chairman Reports

President- The minutes of the June 16th Board meeting were presented. Steve moved and Donna seconded that the minutes be approved. The minutes were approved unanimously.

Treasurer- Steve presented a Treasurer's Report for June 2026 and the May/June 2026 Report of Budget versus Actual Income & Expenses.

Steve presented the following report: The end of June found our HOA on a strong financial footing. We have \$95,400 in the bank, and \$393,300 in long-term investments. We have seen \$23,800 in long-term investment growth. During June, we had no unbudgeted expenses and stayed well within our expected expenses.

The invoices for house painting have come in more slowly than we had anticipated, but the expenses are on track for what was budgeted.

Secretary- I used the Johnson County Property Data website to compile a list of the Heatherwood lot numbers and the names of the owners of each lot. This will be used by the attorney to prepare the signature blocks for the notary when residents vote on the Heatherwood documents that are currently being revised and updated. There are a couple of properties that sold recently which we need New Resident Information sheets on so that we can send them emails and add them to the Directory.

Vice President- The annual meeting will be on Thursday, November 12th at the Blue Valley School District building. The building was not available on the third Thursday of November. Donna did check out other locations and numerous caterers for the meeting: Fiorellas/Jack Stack/Storia, The Venue in Leawood, 810 Entertainment, Two Sisters Catering, Red Robin and Firebirds. None of the other locations were available on November 19th, or were too high priced, so we will stay at Blue Valley where the meeting has been held for several years. The rental fee is \$300.

Donna purchased six \$25 gift cards to McClain's for the Welcome Committee to give to new residents when they meet with them.

The fall social will be at Coach's on October 6th. The reserved space will not include the bar or the tables right next to the bar this time. Anticipated cost will be about \$2,300.

Donna only heard from one resident that was interested in having a fall garage sale. There are a few more days for people to respond. We will cancel it if there is not enough interest.

Donna will do some checking on a facility to use for voting on the new HOA documents that are currently being revised and updated. We do not want to wait until the annual meeting to vote on these documents.

Architecture- Ajit was absent.

Lawn & Grounds- Annette presented the following report for July:

Since previous report, we've paid invoices totaling \$41,075.

June 8, paid Horizon \$7,708 for fungicide treatment

June 17, paid Horizon \$500 for bed maintenance

June 29, paid Horizon \$409 for irrigation system repairs

July 1, paid Horizon \$11,640 for five mowing, trimming and blowing

July 6, paid Horizon \$250 to weed beds

July 6, paid Horizon \$12,860 for grub and army worm treatment plus second fertilizer treatment, and summer broadleaf weeds

July 6, paid Horizon \$7,708 for second fungicide treatment, treating brown fungus damage

New business:

Received the Horizon contract renewal for 2027 - 2029.

Painting- The painting is going well, and we are getting good feedback on the crew and the quality of their work. There has been a lot of wood rot to repair on the homes being painted. People should get their homes checked for wood rot and get them repaired before it is their turn to be painted. Otherwise, Gecko will have to do the repairs before they can paint, and it slows down their progress. Repairing the wood rot has been adding one or two days to each house they paint. Also, the cost of having Gecko repair the wood rot may be higher than if you hire someone else to do the repairs. The cost of wood rot repairs is the homeowner's expense; it is not covered by the HOA. Harish has received some inquiries about the schedule. Given the extra time to repair wood rot, it will probably take until October to finish all the painting for this year. We have paid two invoices for a total of five houses so far.

Old Business-

Dan sent out a copy of the redlined version of the revised Declaration of Restrictions in advance of tonight's meeting for the Board Members to review. No one had any additional changes that need to be made. Once finalized by the attorney we will deliver paper copies door-to-door. People will need to sign that they have received their copy. After a review period of 30 days, we will need to provide a meeting place with a notary (or notaries) for people to vote on adopting the revised Declaration. We will email residents about the process as the time approaches.

New Business-

The construction crew that did the paving on Metcalf left some asphalt on 149th Street. Donna reported it on OP Cares.

There are 4 Board positions coming open in November: Treasurer, Architecture, Lawn & Grounds, and Painting. Steve and Harish are willing to run again, but others are also encouraged to run if they are interested in serving on the Board.

The next Board meeting will be at 6:00 pm on August 18th, at Harish Kumar's house.

Annette made a motion that the meeting be adjourned and the motion was seconded by Sandy. The motion passed unanimously. The meeting was adjourned at 8:00 PM.

Respectfully submitted,
Rena Finster, Secretary