

Indian Springs Community Association, Inc.
Indian Springs Green Space, LLC
Minutes of the Regular Board Meeting

Date: June 16, 2026

The Board meeting was called to order by Indian Springs President Nickie Langdon at 7 p.m. Present were Board members: Nickie Langdon (President), Charlie Harrett (Vice-President), Bill Roof (Treasurer), Peggy Grant (Co-Secretary), Joe Haddad, Bill Gregory, Bruce Roberson. Homeowners and guests who were also present are listed on the sign-in sheet for the meeting.

1. Minutes. Last month's board meeting minutes were previously sent to the Board members. The reading of the minutes was dispensed with. Bill Roof, moved to accept the minutes as sent. The motion was seconded and passed.
2. Financial Report. Bill Roof discussed the financial report. We are still in good shape with expenses compared to budget. We are a little overbudget (\$1,000) for the HOA and a little underbudget for the Green Space account. We paid for the new signs as part of the repairs budget.
3. Security. The officers we use for security said they can issue tickets for unauthorized fishing. All the reports from off-duty police officers were fine, with no problems reported. No problems reported from the Meadowvale police patrol.
4. ISCA Grounds/Greenspace/The Preserve

Kevin Lantz. Mow Better is having trouble with hiring and getting tasks done. Since we needed various projects done, Kevin Lantz came to discuss bids to complete the work. Kevin is getting the bush hog machine fixed. We reviewed the list of projects from the Green Space team. For example: the Martin House reset, bush hogging several unmowed areas (usually done twice year), remove posts from trees on front islands, drain the pond in the front, remove/replace dead trees on #4 (in the Fall), landscaping on old #14, trim banks on ponds, deer wrap trees, etc. Bill Roof made a motion to have Kevin take care of various jobs not to exceed \$5,000. The motion was seconded and passed. Kevin will add his time to the monthly invoice.

We discussed the possibility of and options for cleaning the cart paths from the goose mess. We determined it was cost prohibitive and that we were unable to do it often enough to be effective.

We discussed dredging various ponds, but there are numerous MSD restrictions.

There are problems reported with the Ex-Mark mower, used by the volunteer mowers. We need to talk to the mowers about taking better care of the mower. Kevin can check the fluids regularly.

Jennifer is trying to get quotes to fix the statue fountain. The only one we've gotten was too high. We will likely need to remove and store the statue when someone repairs the insides and creekstone base. The water has been treated for mosquitos. Bruce will have the stone mason that quoted the bridge work look at the statute to get another bid.

Bruce gave us a map and 2 different quotes for work needed on the stone bridges and monument entrance after they completed their review. There were issues with one contractor not responding back to clarify their price. The Louisville Masonry and Stone bid is \$36,125 for all the work. We will need to spread the work and costs over a couple of years, with the front islands done first. Nickie moved to go with bid from Louisville Masonry & Stone and pay the \$8,600 to repair the damaged Island Planter and additional repairs to the caps. Charlie seconded the motion and the motion passed. Nickie will sign and return the bid. The company will also look at the statute for a bid to repair. Bruce will see if the Green Team can work on cleaning the bridges.

5. Old business.

We're about 1-2 weeks from receiving the money from the settlement for the foreclosure lawsuit on 3108 Indian Lake Dr. The new owner is getting the grass cut and still cleaning out the house.

6. New Business.

We may need to get another golf cart or ATV, as the police are using our current one for patrols. Charlie researched assorted options and got a price for a Polaris 570. We could also use the ATV for other property maintenance jobs. It may be an effective use of the money from the Richards settlement.

The annual community meeting will be scheduled for November 17. Bill will rent the Sawyer Hayes building.

Bill has been talking with the water company about fixing the water meter for the islands at the front of the community. The water company is supposed to repair it. We cannot start the sprinklers until the meter fixed.

Nickie talked to the homeowner whose house burnt down. The start of the fire is undetermined, and the insurance company paid the insurance amount. Nickie discussed the rebuilding materials with the homeowner.

Jennifer sent a modification request from a homeowner to build a deck and sunroom. We discussed the house and looked at the plans. We will let him know to follow the CCRs.

Adjourn: 8:30pm

Respectfully submitted,

Linda Hestand and Peggy Grant, Co-Secretaries