

Grand Oaks HOA Annual Meeting

Meeting called to order at 6:05pm 10 Residents present (7 households)- 13 overall residents including board members and 10 households)

Current board members made introductions

Magnolia management made introductions- Brittany

Secretary- Michelle, Reviewed last year's meeting notes

-Magnolia will send a blast email out to residents with Grand Oaks email and Board members name to ensure residents have this information

-Discussed current grounds keeping company, which have been hard to reach, and determined we will start looking for other vendors. Residents are concerned with crate and trash being left at the community's entrance. A discussion ensued on building a bridge over rock drainage area to give lawn trucks the ability to cross and look visibility appealing

-The common ground area outside of Honorable Oaks continues to be neglected and is the parish responsibility around the river area.

-Street lights are the parish responsibility and residents were encouraged to notify the board through email and facebook page of what they see as well as report to entergy.

-Wires and lighting need to be replaced again in the park area. This would make the 5th time. We will be searching for a vendor that can dig deeper trenches so wires are not easily drugged up. Discussed with residents ATV's and 4- wheelers being the main cause of this and are not allowed

-Residents discussed, voted and approved speed bumps to be placed in the neighborhood. A total of 7-8 speed bumps will be placed strategically throughout the neighborhood (about 2 per street). Board will look into ordering from uline.

-Residents discussed, voted, and approved a bigger sign for the front entrance with lettering on both sides. Board and Magnolia will obtain some reasonable quotes from vendors. Also, would like to add a solar spot lights for the sign. Adding some solar lighting to the big tree in the park could also help with keeping the area lit.

-Discussed nonresidents fishing and using our park/pond and the liability for us if someone is hurt and wants to sue.

-Fire Hydrants need to be checked in the neighborhood

-Street parking was discussed. Residents were informed that due to this being a city street, sheriff department can be called. Residents who habitually park overnight on the street are cited by management company.

-Financials were discussed. Residents were encouraged to continue to pay HOA dues. Board transparently discussed costs and 17k deficit from residents who have not paid. New website to pay

dues now offers auto-pay. Text alerts are being worked on as well. Board also encouraged residents that if they were aware of other residents who are behind on dues to talk with board about payment arrangements and the willingness to work with them on getting dues paid. Legal penalties were discussed with residents including liens and garnishments. We currently have 3 liens

-Residents approved for current board to stay in place and add a Vice President role. We will now have a total of 4 board members.

-Residents discussed wanting front entrance decorated for the holidays. A social committee needs to be formed with residents volunteering to help put out and remove decor. Secretary will put a message on Facebook page and message will be sent out by magnolia for volunteers.

-Actively planning a fall event for residents, again volunteers are needed. Looking at late October early November.

Meeting adjourned at 7:30pm