

Mulberry Ridge Property Owner's Association

June 23rd. 2015 Neighborhood Meeting Minutes

The neighborhood meeting was called to order at 7:00pm by Bradley Coleman at the Mulberry Ridge Pavilion.

Those present were:

Bradley Coleman

LaVene Kline

David McGrath

Adam Mulligan

Jennie Rice

Nora Sanders

Bryan Smith

LaVene Kline read the previous minutes from 5-2-15. David made a motion that the minutes be approved and Bryan seconded. The motion was approved unanimously.

Review of Financials with Mulligan & Associates by Adam Mulligan:

- Seventeen homes were in past due fees/assessment status, with 2 having liens on them.
- Two homes have liens on them and two others may have liens levied.
- There has been a change of Real Estate Property assessments related to the valuation on a drainage easement that may be a minor impact our overall property tax assessment.
- The current bank statement was passed around .

There was discussion, but no concerns.

New Business:

- After discussion, LaVene made a motion that David McGrath be added to the Mulberry Ridge HOA checking account. Bradley seconded the motion, which passes unanimously. Bradley will provide the information that the bank needs to make this happen.
- There was discussion about minor violations consisting of some trash cans being left out, a couple of trailers being parking in side yards, and one home consistently have automobiles parked in the grass. Brayden will take care of this.
- After discussion the leak in the Kiddie pool it was decided to continue adding water and monitoring it through this season. Bradley will check into possible avenues of repairing the Kiddie pool. The main pool appeared to be in good condition.

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- There was some discussion of the need to replace one of the portable signs and to recycle the old dry erase portion as a message board in the pool/pavilion area.
- Mel will be working on the land maintenance around the erosion site.

Open Discussion-Resident recommendations/concerns:

- Bradley shared that one of the pool filters is leaking and he has been in touch with the installer concerning this issue.
- David shared that we may have enough pool passes to last through next year.
- One resident wanted clarification that her home no longer has a lien against it, which it does not.
- The men's bathroom had recently been vandalized, but has been replaced. There was discussion concerning the merits of painting the bathrooms to brighten them up.
- Bradley shared that the Association charter was a thirty year charter, of which about fifteen years remain.
- The neighborhood garage sale was a success.

Adjournment: With no one indicating that there was anything further that needed to be discussed David made a motion to adjourn. Nora seconded it and the motion passed unanimously. The meeting was adjourned at 7:46pm Bradley Coleman.