

June 5, 2024: held at Teplickys

6:30 pm called to order

Approved previous minutes (unanimous)

Motion to make Katie Teplicky a signator on bank accounts at US Bank. Ben moved, Steve seconded, motion passed

ARC:

Several roof applications. All approved as they were Presidential Certainteed. Letters will go out to CCR offending neighbors.

FINANCIAL REPORT:

Collections are ongoing on overdue 2024 HOA dues.
Letters are going to be sent via email, paper reminder after, then a visit.
All else is good, Reports attached.

VEGETATION MANAGEMENT:

Replanting has been completed and final inspection is scheduled.

LANDSCAPING MANAGEMENT:

Need to check with landscaper regarding moss/lawn ratio and watering plan on 46th median. Discussed options for removing trees and replacing lawn, but cost prohibitive. Estimate would be in the \$250k range.

COMMUNICATIONS:

No report.

OLD BUSINESS:

Nothing

NEW BUSINESS:

Motion approved to charge a \$250 fee for transfer fee to cover bookkeeper costs. Katie moved, seconded and approved by all.

CCR "to dos" discussed (desired changes and research topics):

- Lawn replacements with artificial turf?
- Solar panels
- Fine structure for non-compliance with CCR's (how to do it? CCR change required?)
- Late payment of dues (are late fees compounding or single)
- Hedge heights/tree heights/how to address this
- Replacing board members...hire out admin if no volunteers? Can we do this?
- Make transfer fees official...where do we do this?

Meeting concluded at 8:15 pm.