

Mirasett Home Owners Association  
Board Meeting Minutes

Date: 7/28/20

Location: Jennifer's house

Time: 6:30 PM

Attendance:

Gary Kendrick, Vice President

Ryan Thedy, Secretary

Jennifer Noski

Gail Kramer, President

Jeff Zimmerman, Treasurer

Call to Order: Gail kicked off the meeting at 6:33 PM.

**Old Topics**

Retention Pond Maintenance

The pond was trimmed after Gary called Capital City Landscaping, but the blueberries were cut back and not killed. Jeff volunteered to use weed killer to remove the blueberry bushes now that they are accessible. To make sure that no homeowners or pet owners who live along the fence line have negative reactions to the weed killer, we will communicate with the homeowners and ask if they have any concerns – Southwick side of the retention pond.

May Meeting Minutes

Gail motioned to approve the May 31, 2020 Board meeting minutes; Gary seconded. All agreed. Meeting minutes approved.

Finances

All homeowners paid their 2020 dues. Jeff will look into the finances to prepare a finance report for our next meeting.

Tree Plan

Jeff got new quotes from Capital City for the cost to remove and plant the new trees. It will cost \$400.00 for removal and grinding plus an estimated \$165.00 each for purchase and delivery of the new trees. We will not put a new tree in front of Gary's house but plan to plant one on 71<sup>st</sup> Street where there is a gap in the trees. This brings the total to less than \$8,000.00 for the tree project this year. Our approved plan calls for 13 trees in the third year of the project, so we will follow that.

Landscaping

Capital City Landscaping came out and took care of the retention pond weeds but Gail brought up the concern that they are not doing a great job this year. They don't seem to be edging

during any of their visits. Gail will follow-up with them again to check on the accuracy of their billing since they sent Gail and the Board (incorrect spelling of email address). They have not responded to our questions of August scheduling or when edging occurred.

Outstanding follow-up items for Capital City Landscaping:

- 1 – Sections being missed
- 2 – Edging
- 3 – August schedule

## **New Topics**

### Covenant Violations

The Board discussed how Board members need to follow the covenants and enforce them uniformly. Boards prior have not enforced covenant violations and we are struggling to maintain the areas that are the Board's responsibility. The parking strips and retention ponds are one example and the Board agreed that we need to be the example and enforce the rules uniformly to the best of our abilities. No decisions made.

### Completed Items from Prior Meetings

#### 1 – Dog poop bags

Gary checked the dog poop bags and they have plenty of bags. He was able to remove the pad lock from one box but did not put it back on because it was rusted. A new lock may be purchased in the future, but the low value of the items leads most Board members to think a lock was unnecessary at this time.

#### 2 – Entrance gate to the retention pond

The gate functions now and we will continue to watch it until the rainy season and decide if replacement is necessary.

### Next Meeting

We will meet in September to approve the final tree plan for the year. September 20<sup>th</sup> at 6:30 PM. Plan to meet at Jennifer's house again, but will adjust according to the weather.

Gail adjourned the meeting at 7:35 PM.