

Meeting Minutes: Carmen Christensen, Ray Sotomayor, Peggy Hollinger

Community Members: Jim Rickard

November 2023

The meeting called to order at 7:34 pm

- PH nominates Jim Rickard to the board, RS 2nd, all board members approve.
- Exchange code for the lockbox to enter the building for HOA meetings.
- Discussion, RS recommends retaining the bookkeeper and increasing her monthly salary to 250.00 per month. RS motions to approve, PH 2nd, all board members approve.
- The board will provide stamps and envelopes to the bookkeeper when necessary to perform HOA mailings.
- Any amount over \$150 used with a board member's debit card must be approved by the board.
- Review treasurer report, motion to approve RS, 2nd. PH all members approve.
- Review January board minutes, RS motions to approve, CC 2nd. All members approve.
- Discussion on HOA dues (\$275.63). RS states that dues have not increased in four years. All expenses have increased, including Lawn service, electricity, lawyers, bookkeeper, and insurance. RS states sufficient money is available to allow fees to remain the same throughout the current year. Fees may need to be revisited in 2025.
- Discussion on the required number of inches of mulch necessary to surround the playground equipment. Twelve inches of mulch is required by ASTM guidelines. Ray will talk to Paul about providing the mulch. Signs must be in place indicating ages between 5-12 years of age and not a public playground. This limits use to only community members. A sign will be placed at the top of the hill by the road to indicate the location of the playground. Additionally, signs will be placed by the playground itself. RS motions to approve mulch, sign wording, and placement. PH 2nd, all members approve.
- RS will get in touch with Samatha to update the HOA website.
- RS will call the Attorney to find out who is handling our HOA account and if they will honor the payment agreement.
- Discussion about the annual meeting. Will come up with a budget for 2024 and approve a budget at the next meeting. Letters should go out to community members at the next meeting.
- RS motions to adjourn meeting 8:15, PH 2nd. All members approve.