

Tonight we voted in the following board members from each part of the community.

Single Family Homes:

- 1.Katrina Smith
- 2.Shawn Dotson
- 3.
- 4.

Duplexes

- 1.Ernestine Brown
- 2.Chad Peakes
- 3.Robert Holt proxies Rob Bauer
- 4.David Kempker
5. Shawntelle Smith

Townhomes

- 1.Phillip Wills proxies Emily Wills
- 2.Mary Grunke
- 3.Brandon Laughridge
- 4.Jennifer Chandler proxies
- 5.
- 6.

If any other owner (or renter with proxy signed by owner.) Would like to be a member of the board please feel free to email me and will put you on the agenda to get voted in.

On things we're needing quotes showed on the list for topics for the next meeting. Please let us know if you provide that service or know a friend or family member. We would love to give them the opportunity to earn our business. (Such as foundation repair, roofing of the clubhouse or if you're an insurance agent, etc....)

Also if you have topics you would like covered in our next board meeting please feel free to reply to this email and will make sure it gets on the agenda.

**Tonight's discussion topics for the board.**

- **Dues per property address were decided to be either paid monthly at \$35 dollars a month or yearly at \$360 dollars per property address.**
- **First Monthly fee was voted to be due January 31st. Then the last day of the month for subsequent months.**
- **Yearly fees will need to be paid by January 31st each year.**
- **We will work on getting communication either mailed out or emailed or both on how to pay your dues.**

- Locked Mailbox will be put in at the clubhouse for those who would like to mail a check in for the monthly dues. (checks only for this mailbox) (Please wait for further communication when that's in place.)
- We voted to have a dumpster put in at the clubhouse with a fenced in enclosure around it. (Need to vote on the size next week.)
- Things we're going to do as soon as possible (when funds come available.)
- 1. Restore Power to Clubhouse. (We're going to wait on restoring power to the entrance sign.)
- 2. Get Internet Service at the clubhouse.
- 3. Install some type of wifi camera system for security.
- 4. Get everything insured under the HOA.
- 5. Installing stop signs and possibly slow kids at play signs.
- 6. Getting a basketball goal installed somewhere in the community. (most likely for the interim down the hill at the clubhouse or in the parking lot of the clubhouse. )
- 7. Covering the pool and making it as safe as possible for the time being with limited funds.

#### Topics for next meeting

- Options to pay monthly dues - Checking with the bank if people can pay them somehow directly to end up in HOA's account.
- Vote in President, Vice President(optional), Secretary and treasurer.
- Vote on dumpster size.
- Vote on if we want any trash policy.
- Get quotes for snow removal. (Separate quotes for main 103rd Terrace road, Single Family Homes and a quote for the townhome community). (Townhome community some places won't plow due to the amount of cars.)
- Get quotes on insurance companies and vote on which one we're going with.
- Purchasing building materials and what we want to try and fix ourselves.
- Getting more quotes on the north east foundation of the clubhouse.
- Deciding where we would like to put stop signs in the neighborhood and slow kids at play signs.
- Getting a quote on a commercial basketball goal put in most likely at the clubhouse. Possibly down the hill.
- Timeline on filling of the potholes if we want to try and do the pothole patch kits ourselves for the interim.
- Fixing of the ramp going into the clubhouse.
- Voting on Lawn mower service for the common areas. Getting quotes on.
- Possibly voting on Townhome fee increase of around \$15 dollars a month per property to provide mowing services. (Still need to get more quotes on this.)
- --- Need to get a hold of some pool people along with just buying a cover ourselves and installing it.
- Addressing Parking issues/ no parking signs/ other ideas.

- **How often to meet for the board members.**
- **How often to meet with everyone (open door meetings to the neighborhood.)**
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