August 27, 2021

Attending: Iain Deckard, Karen Yoder, Gwen Snyder

**What was discussed and decided**:

* Budget and treasurer’s report will not be posted on the website since it is not secured
* Fines that have been administered by the ACC will be invoiced and mailed to all homeowners incurring the fines
* Past due invoices will be sent out by Sept 30th notifying them that a 10% late fee will be added, liens added to homes over $615.00 in arrears and we reserve the right to use a collection agency to collect
* A newsletter will be sent within the next 2 weeks. I will send a copy for approval. Newsletters will be emailed and posted on the website but not mailed, except when requested.
* Invoices will be emailed to all homeowners that have given us an email account. The newsletter will inform homeowners that invoices will be mailed, that late fees will be charged, etc. and will also check to be sure we have the correct email address.
* Will have a list of past due homeowners at meetings, but addresses only
* Logo picked and will be used going forward
* Board will not authorize fountains, at this time

There is a long list of homeowners concerns and possible projects. We discussed how to “attack” them and decided to take a step back and start at the beginning. What has to be done?

**In a nut shell, here are the priorities:**

* Pay the bills
	+ Keep working on past due accounts so bills can be paid
* Do not hemorrhage money
	+ Water bill
		- Pump, electrical, etc. – Maury getting bids
		- Check to see where we use city water – Maybe ask Stoney
	+ Sprinklers
		- Review Stoney’s contract - Iain
		- Talk to Stoney about locks, timers, etc. – Iain to talk to Stoney, if needed

**Work in progress**

* Covenant review – Gwen and Erin
	+ Iain to review
	+ Changes to covenants have to be voted on by the homeowners, changes have to be done all at one time
* Water bill and electric bill, name change – Iain working on
* Indemnity Bond – Iain?
* ACC guidelines – Erin and Maury working on
* Lights at entrances – Erin volunteered to paint them
* Kansas filing fee – Blake working on
* Welcome committee – on going, Karen handling
* Goose population – ongoing, maybe forever

**Projects pending**:

* Tree removal at 2429/2443 Chadsworth; 2411 N Crestline; 2216 Chadsworth
	+ A couple of new addresses have been reported
* Canal behind 2429 Chadsworth – is water turned on (may fall under Stoney)
* Erosion at 2231, 2235, 2239 Chadsworth
	+ Who do we call?
	+ What can be done?
	+ Can we fix it? How much?
* Goose issues
	+ Swan decoys
	+ Spraying grass with grape extract
* Lights at entrances – need work: electrical or replaced?
* Maize entrance update – needs water working before anything can be done

**Homeowners concerns and suggestions** - need to prioritize; list from all sources

* Playground
	+ New equipment – some work done, but no decisions made
	+ Signs – kids playing, slow down, no outlet
* Covenant questions
	+ Sheds
	+ Colors
	+ RV parking – email from homeowner complaining
* Fishing in lakes
	+ Received email stating it should be catch and release, asking if we can we restock?
* Clean up yards – started fining
* Sidewalks on west lake
* Too many people parking in the street
* Liaison/watch person throughout neighborhood, break down by sections
* Clean-up day – suggestion was made for a dumpster day
	+ Received email about when it was going to be on 8/26/21
* Zoom meetings so more can attend
* On-line payments – square, Venmo, credit card, etc.
* Meeting dates – invite/bring a neighbor; meet and greet
* Speeding - how do we stop it? Is it as bad as homeowners think?
* Yard/lawn treatment and guidance – 2 homeowners would likely help
* Christmas lights at entrances
* Better lighting throughout complex
* Berm along 21st street to cut down on noise and improve property values
* Yield sign on sterling, very busy intersection
* Mowers spray flowers to avoid trimming in the outside of the wall/common areas
* Fire pits openly burning items in them
* Homeowners feel like they are just being placated at a meeting with nothing ever being accomplished, not returning to meeting

**Back Burner projects**

* Bids for mowing/landscape (include removal of trees, planting new trees, etc?)
* Railroad ties, dredging lakes, fountains
* Connecting to Pacht Wetlands expansion would be huge per home owner