

MINUTES

Homestead Property Owners Association

August 8, 2018

1812 Natchez Road, Edmond, OK.

ATTENDANCE: Nancy Stark, Flo Neal, Don Smith, and Dave Morton. Additional attendees: Ricky Zoellner, Dale Rogers, Rick DuVall and Jeff Dutton form Urban Logging and Logistics.

1. Call To Order: Motion to begin the meeting made by Nancy Stark
2. Review of the Minutes of the July 10, 2018 meeting. Corrections made.
 - Motion to approve the minutes by: Nancy Stark
 - Second by: Don Smith
 - Motion approved.
3. Financial Report:
 - The treasurer provided a copy of the financial report to the board.
 - Operating Account balance: \$9,920.00
 - Money Market Account: \$40,873.36
 - MidFirst Bank CD Balance as of: \$40,862.83
 - Total: \$91,656.19
 - Outstanding dues: liens have been filed against 5 properties; there is 1 property in bankruptcy; 7 homeowners have been sent a third reminder; and there are 2 with partial annual payments.
 - There are 2 rent houses that owe \$25.37 each. This amounts to the dues increase from last year plus late charges.
 - There are 3 properties that have \$5.55 in late fees from last year's dues.
 - A motion was made by Nancy to write off the small charges. Motion seconded and approved.
 - A decision was made to send each of the owners of the rent houses to remind them that the dues are now \$375.00 per year and request payment of the \$25.37 that is owed.
 - We still need two additional names (Nancy Stark and Don Dawkins) on the Money Market account. Nancy will take this item for action.
 - Motion made to approve the Treasurer's Report by: Nancy Stark Second by: Dave Morton.
 - Motion approved.
4. Old Business:
 - Jeff Dutton reported to the board that work is completed that he was contracted to accomplish. The green belt has been trimmed back 10 feet from the property line on the west side of the Homestead addition. His team removed about 175 trees. The young saplings in the area are going to try to come back, but they should not be a problem for another 5 years. At that point, we might want to consider having the area trimmed again.
 - Additionally, he pointed out that the area is full of poison ivy and should be avoided is possible.

- The large cottonwood trees on the top and west side of the dam have limbs that are hanging over the property line, however, those limbs are the responsibility of the homeowners where the limbs overhang. He also recommended that if there is to be any further work on the large cottonwood trees, that only the limbs be trimmed. The large trees themselves should not be taken down because the tree roots are an established part of the dam.
 - The new water line and meter is still an action item for after the pool season is over.
 - Dave still needs to write the article for the Homestead Herald on the covenants.
5. Correspondence:
- A letter was approved to be sent to the owners of 1701 Lancaster concerning the metal or plastic frame that is visible to traffic driving down Homestead Blvd.
 - Letter mailed on August 11th.
6. New Business:
- There is a blockage in the drainage culvert under/near Canton and probably needs to be cleaned out. The Board considered asking Jeff Dutton if that is something that his company would interested in doing.
 - A returning resident, Mac McGill, informed the Board that he and his family are moving back into Homestead after being away for a period of time. Nancy offered to respond to his email.
 - The Back to School Bash is scheduled for August 18th. The Board agreed to provide pizza and cover the expense of the lifeguards for the event. Nancy is requesting that people in the party RWVP to her so that she can order pizza accordingly.
 - The next Homestead Fall Garage Sale will be October 13th.
 - A cleanup day is needed for the fall. It was recommended that October 20th would a good date, if Don Dawkins is going to be here that weekend. That will give the Board to assess how much work needs to be done during that time and if there will be enough people to participate.
7. Next Meeting:
- The next meeting will be the first Tuesday in September, September 4th at 7:00 at 1812 Natchez Road.
8. Motion to Adjourn:
- Motion to adjourn the meeting by: consensus.
 - Second by: