

## MINUTES

Homestead Property Owners Association

Date: 12 September 2023

1812 Natchez Trail, Edmond, OK

**ATTENDANCE:** Kristi Bacon (President); Don Dawkins (Vice President); Nancy Stark (Treasurer); Dale Srnka (Pool Manager); Dave Morton (Secretary); Suzanne Becker (At Large). Also attending: Ricky Zoellner,

1. Call to Order: The meeting was called to order by the President at 7:09 p.m.
2. Review of the Minutes: The minutes of the meeting held 8 August 2023.
  - Motion to approve by: Bacon Second by: Stark
  - Motion approved.
3. Treasurer's Report:
  - The treasurer provided a copy of the financial report to the board.
    - Pacific Premier Bank Operating Account balance: \$44,421/74
    - MidFirst Bank Savings Account balance: \$27,845.13
    - Pacific Premier Bank Money Market Account: \$ 1,616.14
    - Total: \$73,883.01
  - Motion to approve the treasurer's report by: Bacon; Second by: Dawkins
  - Motion approved.
4. Old Business:
  - Pending completion of the Edmond Sidewalk Partnership Program work along dam sidewalk. Our portion was \$263.07. However, the city has not completed the project yet.
  - Pending erosion quotes from 4 companies.
    - Four companies were contacted to solicit bids to fix our erosion problems along the pond.
    - So far, none of the companies contacted have not yet responded.
    - This is still a priority project to stop the erosion.
  - Turn Pro Aquatic company was contacted about pond maintenance and algae control. Also, about the primrose grass growing in the east pond. Board decided to ask Turn Pro to eliminate the primrose grass because once it become established it would be hard to eliminate when we plant good vegetation as part of the pond habitat improvement program.
  - Advised resident of roofing/shingle specs and provided link to website.
  - Pool is now closed for season and covered.
    - Repairs to pool filter will be needed before opening next year. Northwest pools quoted \$2,500 to make the repairs. If we have money at year end, we can get it done this year.
    - Will probably also need to replace many of the lounge chairs before next year.
  - There are three trees in the Natchez-Sterling green belt that are dead and need to be removed.
    - There are 13 trees with broken limbs with "hangers" in the common area by Natchez Park that need to be removed. A quote was received from Urban

Logging to remove them. Also, ask UL to remove any down logs that are in the way of getting the equipment into the area to do the work. Discuss bid in Executive Session.

- Lighting options received with general pricing – Lu Phillips w/Blingle.
    - We don't have enough money in the budget for the lighting project this year.
- Need to send a letter to Mr. Phillips thanking him for the information.

5. New Business:

- Concern raised over fee from Neighborhood Services. A complaint about the fees charged by NS company when a letter is required by the closing company to assure that the seller does not owe any money to the HOPA. Fee imposed is not part of the services provided by NS in the HPOA contract and is the responsibility of the home owner.
- Discuss redbud at entrance. The redbud is getting in bad shape but may last another year. Will not remove and replace it this year.
- Open floor proposals, Q&A
  - Are we going to have a work-day in the fall? There are some items that could be done during a work-day, but in the past we have had a lack of volunteers to do the work.
- Community blood drive scheduled for September 17<sup>th</sup> (12:00-4:30)
- Fall Garage Sale – October 13 & 14

6. Next Meeting: 10 October 2023

7. Motion to adjourn by: 08:45

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Executive Session

- Discuss tabled items from General Session
- Discuss quotes for tree removal and clean up.
- Discuss outstanding dues

Adjourn Executive Session