

**2014 Annual Meeting
January 26, 2014**

- I. Roll call and Introductions
 - a. Board Members present- Jeff Cook, Emily Martin, and Kelly Trent. Leah Messmore, Property Manager from Kirkpatrick Management was also present.
- II. Reading of minutes of preceding meeting
- III. Reports of Officers and Committees
 - a. President
 - i. Successful year. To highlight our year, Leah became our property manager in Nov 2012. Leah does an excellent job and is very responsive to the requests of our community.
 - ii. Meeting minutes for all Board meeting are available online
 - iii. In February we conducted a community survey regarding trampolines and fence staining. Based on the results of this survey, the Board unanimously approved a change to the Covenants to allow trampolines and require fence and deck staining for all new projects.
 - iv. A reserve study has been conducted and is currently being reviewed by the Board. This study will help the POA budget for large, long term expenses such as pool repairs, entrance monuments, playground equipment, pond maintenance and major landscaping.
 - b. Treasurer
 - i. Q1 dues had higher than normal delinquencies. The Board voted to modify the grace period to 15 days from 30 days. The change will be effective with 2014 dues statements.
 - c. Pool
 - i. Repairs at pool over the last year include cleaning the pool heater, repairing deck chairs, roof repair.
 - ii. Based on roof survey, the pool house roof will need to be replaced in 10-12 years.
 - iii. Pool Committee worked with Roudebush Woods to co-host start of summer party. Due to weather, the party occurred closer to the start of school in the fall.
- IV. Review of the 2014 budget
 - a. No increase for 2014 dues
 - b. Mowing and landscaping costs were consolidated into a single line item
 - c. The Board has started funding reserve fund
- V. Election of Board of Directors
 - a. No candidates were received. Board positions have been reelected due to lack of candidates.
 - b. The Board is always looking for volunteers.
- VI. New business/General Discussion
 - a. Overview of our Community
 - i. Committees & Volunteers:
 - 1. Pool- Michele Hindley & Allison Purnhagen
 - 2. Architecture- Sarah Disser
 - a. 2013 totals: 3 sheds, 8 fences, 4 gazebo/pergolas, 2 trampolines. 1 screened patio, 2 patios, 1 general repair
 - b. In April the Architectural Request form was updated & now allows residents to fill it out online. The new form will be on the website soon.

3. Crime Watch- Jennifer Wittkamp
 - a. Looking to revive the program. Will be working with police
 - b. Need Block Captains for Searay Drive, Pacifica Place, Marlin Court, Titiania Court, Forsythe Drive, Colvic Court, Cobia Place and Hansen Place.
 4. Webmaster- Bret Scarlavai
 - a. Website will receive a fresh, new look in the coming months
 5. Looking for General Maintenance help
- b. General Information
- i. Weekly drive through of the neighborhood by property manager
 - ii. Snow removal done by city
 - iii. Speed study completed by City Engineer. All of the data we received has been posted on our website. The results indicate that the speed limit is generally being obeyed. It is difficult to visually judge the speed of a vehicle.
 - iv. General communication is done through email and Facebook. Formal communication will continue to be done through US Mail. We also distribute quarterly newsletters.
 - v. Monthly Board meetings are open to all residents. Our next meetings will be Feb. 11 at 6pm at Panera and March 11 at 5:30pm at Panera.
 - vi. Resident question about replacing mailboxes. We suggest using Mailbox Pro as they have the best pricing we are aware of. Their contact information can be found on our website.

VII. Adjournment