

OLHOA Meeting Minutes June 6, 2024

Meeting started at 7:06 PM

Board members present:

Ana

Christopher Guerra

Cody Massey

Jack Reba

Mitchell McKinney

Community members present:

Sonya

Motion to approve agenda raised by Christopher.

Seconded by Jack; all approved.

Motion to approve meeting minutes from meeting held on 05/02/24 raised by Christopher.

Seconded by Ana; all approved.

Resident Time

1. Question was raised about the tree near houses with vines near the basketball hoop. Awaiting quote from Freddy.
2. It was mentioned that the weeds are growing between cracks in sidewalks. Freddy and his team will be coming to spray areas with high amounts of weeds.

Financial and Administrative Matters

1. The checking and savings balances were reviewed. Status of the \$15,000 CDs were discussed. The total bills and late payments received were mentioned.

Projects for 2024

1. In talks with contractors regarding 2024 projects. In active discussion with contractor regarding basketball court 3-point line and other repairs.

Architectural Control, Maintenance and Repair

1. Omar will be looking at latches on park benches.
2. Slate wall is in need of repair by the sign. Will receive an estimate from Omar.
3. A reminder of trash regulations may need to be given to community regarding keeping trash and other debris inside their own fence and not behind house.

Parking

1. All parking regulations have been followed appropriately.

Old Business

1. A company provided a quote for painting two speed bumps for \$1500. Omar provided a quote for \$194. A written quote will be asked from Omar for his labor and materials.
2. It was mentioned that some visitor spot numbers on the pavement may need to be repainted and touched up soon.
3. There will be a \$200 meeting prep fee for a two hour HOA board members training.
4. The intent of adding a renters policy to resale packages was mentioned. Sylvia will be asked to send a follow-up meeting to discuss in more detail.
5. Freddie and the lawn service business will be putting up flags around neighborhood where he sprays.

New Business

1. The online payment option for HOA dues with EFT Core is progressing in contract talks. They require IRS information and other official documents for pending next step in the process.
2. The in-person annual HOA meeting is upcoming. A notice about when and where will be sent out via hard copy and email to the community in advance. A decision will need to be made about where to host the event. The town hall was discussed as a potential option for venue.
3. It was recommended the HOA buy lids for community trash cans.
4. An idea of using a created official HOA board email was discussed to add validity to community emails as opposed to using personal emails. Cody will show Chris at a later time how to access the created HOA board email.

Motion to end meeting raised by Cody. Seconded by Jack. Approved by all.

Meeting concluded at 7:56 PM, Thursday June 6th, 2024.