

# July 9<sup>th</sup>, 2019

## HOA Board Meeting Minutes

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Meeting started at 6:42 PM

Present at meeting: Jean Snavelly, Doug Johnson, Barbara Kaelin, Barry Denton, Kathy Martin, and John Wedding

### Approval of May 21<sup>st</sup> Minutes

Approved by all, none opposed

### Shed Guidelines

We reviewed the 9-page document titled "Design Guideline for Temporary Sheds of the Polo Fields" that legal submitted. Minor changes were made to the document. Barbara has taken the changes back to legal for changes. We have voted unanimously to approve the document with the changes.

### Front Entrance Repair

We have viewed the new lights last week. All approved the new lights. We have ordered 30 lights for installation. These will be used for the Main Entrance of The Meadows (Total of 4) and for the Main Entrance of The Polo Fields (Total of 22). This will leave us with (4) extra lights for replacements if needed. We have also submitted installation pricing from 2-different companies and went with the cheaper of the two. This is also who we feel more comfortable with since Landscape Lighting also does our service work and has to make any needed repairs around the neighborhood. We hope to have the new lights installed as soon as possible. Our new fence section is on order as well. Once received, they will be installing and painting the entire fence to match. Landscaping will be the last portion of our Front Entrance. We are finally moving along quickly and this is mostly due to the sunny days.

### Wooden Fencing

We had further discussions pertaining to the fence between Flat Rock Road and Polo Fields Lane. Once all existing old archived paperwork is collected, we will be making a decision on how to proceed (fence / no fence, cleaning creek bed, etc.). Hope to have updates soon.

### Outstanding Dues

We are awaiting a large outstanding balance owed to us. This will hopefully be settled before our next board meeting.

### Reserve of the Meadows / Common Area

We plan to landscape in the fall. We will keep a lot of the common space grass, since it is such a large area and we are worried about weed growth if we clear the entire area. We will get some ideas from Greenscapes about how to arrange a mulch path through the island with plants and benches along the path. Barb is contacting Greenscapes for ideas and the vendor who made the benches for our pergola areas to see how much he would charge for the same kind of benches in the Meadows' area. The

Reserves showed concern that benches might be a better use to allow their homeowners to mingle and visit.

### New business:

1. Barb discussed items from a meeting of HOA managers, directors and residents held in June at Lake Forest.
  - a. The city's 109 Advisory Committee is studying whether to mandate all HOAs be a part of the city's trash collection system.
  - b. If this passes, HOAs throughout the county would have to use the city system and would not be able to contract with private companies for waste removal.
  - c. Julie Denton stopped in and provided some insight to the situation and will follow up with private waste management companies to what efforts are being made to lobby city government.
2. Communication between the PFCA and the PF Golf and Country Club is a work-in-progress.
  - a. Landscaping in front of the equipment shed in the Estate section (which belongs to the club) needs to be cleaned up.
    - i. The club was given a deadline for completion and some work has been done.
    - ii. The board agreed to a 10-day extension for completing cleanup of the area. Once the deadline has passed, anyone interested can join other members of the board in looking at the site. Time and date TBD.
  - b. The board will continue dialog with the club in how we can help the club in future endeavors.
    - i. Kathy will talk to RG about potential socials/events that the HOA could sponsor which could take place at using club facilities to encourage more neighborhood participation
      1. Ice cream social
      2. Luau party at the pool
      3. Comedy hour at the club
    - ii. Kathy will see if the club is interested in working with the PFCA on things like this, and if they have additional ideas
3. Pat's email was discussed since Pat was unable to attend.
  - a. Barry will work on ways to improve the neighborhood holiday displays.
    - i. Decided against replacing current lights since these lights were only purchased a year ago at a pretty good expense.
    - ii. Barry will work with the current lighting company to determine whether lights can be added to what we currently have.
  - b. Financial reporting can be improved so homeowners feel more informed.
    - i. Insert financial information in a newsletter prior to the annual meeting
    - ii. Include more of the account totals separately from the General Ledger
    - iii. Compare actual to budget
4. Barry discussed the need for more police presence
  - a. Did not have a copy of the most recent report from Tommy



- b. Barb will provide a copy and Barry will report back on need
- 5. Barb's report about Mallet Hill is part of b. above

**Balances on Accounts through 6-30-19**

\$375,251.49 in HOA Account  
\$218,077.42 Maintenance Reserve Account  
\$25,169.09 in Social Reserve Account  
\$30,946.78 in Social Account  
\$4,484.06 in Parks Account

The next meeting was set for August 27 at 6:30 p.m. Place TBD

Meeting adjourned at 8:53 pm.

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Thanks,

John M. Wedding  
(with lots of help from Jean Snavelly)