

Mirasol HOA Executive Board Meeting

Friday, July 22, 2016

8:30 a.m.

Mirasol Event Center

MEMBERS PRESENT: Moofie Miller, Jeff Feneis, Mike Hersh, Wendy Barth, Ron Grassi

OTHERS PRESENT: Cheryl Brinker, Sharlet Lee

Moofie calls meeting to order 8:32 a.m.

APPROVAL OF MINUTES:

The minutes from the April 22, 2016 HOA Executive Board Meeting minutes were submitted for approval. Jeff moved they be approved with a second from Ron. The minutes were approved.

NEW BUSINESS:

- Landscaping
 - Linda Yackey mailed Moofie a letter. Linda would like an updated and written list of owner responsibility for landscaping and maintenance. Mike stated owners are responsible for their private garden. HOA is responsible for changing light bulbs on porch lights. Moofie will respond to letter.
- Ditch Property
 - Discussed who owns and/or maintains ditch property on south side. HOA is responsible for swatch on north side of ditch. Weeds have been sprayed and bush hogged. This to be done twice per year; spring and fall. In addition, trees are to be trimmed or removed in ditch. Mike will check to ensure this is being done. Some ditch lights are not working.
- Fire Hydrant
 - Fire hydrant at Finch St. and Madison St. is being hidden by flowers. Mike will make sure this is trimmed.
- Lock boxes for emergency personnel
 - Lock boxes on gas meters need to be kept trimmed and visible for emergency personnel. Mike will ensure this is being done.
- Overall general landscaping
 - Wendy stated homeowners are not happy since walk through completed. Wendy voiced concerns regarding weeds, fertilizing and sprinkler issues. Homeowners would like to have one landscaping contract for community. This will be discussed at next meeting when budgets and contracts are discussed.
- Part time groundskeeper position
 - Mike stated this job has not been filled as of yet. Wendy stated homeowners are holding work orders for landscaping issues. Mike urged Wendy to tell homeowners to turn these work orders in so work can be completed. Shrubs needs to be trimmed or removed. Weeding needed. Maintenance does wasp control.

- Wendy thanked Mike for cleaning out dog waste receptacles.
- Mike is going to add maintenance email address to magnets for another alternative relaying work orders to LHA.
- Sprinkler Issues
 - Ron stated concerns about sprinkler maintenance and start up issues. Mike assured the same problems will *not* occur with start up again or contracts will be reviewed. Mowing crew should be trouble shooting ongoing sprinkler issues. Mike checks computer frequently for irregularities in water usage.

OLD BUSINESS:

- Tree replacement
 - Mike has met with arborist to discuss tree replacement. The arborist has made recommendations to plant a variety of trees, and wait until spring to plant. Ron asked about cherry trees, Mike will check to see if they are on recommended list. Wendy motioned to vote on tree replacement suggestion by arborist. Ron seconds. All approve. Mike will have article in August newsletter regarding tree replacement.

FINANCIALS:

- Shar reviewed the financial statements.
 - All dues current
 - Nothing unusual
 - Maintenance right on budget
 - Lighting budgeted for between Phase I & Phase II (landscaping) used up for tree removal. Mike will verify this.
 - Tree replacement for go into 2017 budget
 - Motion by Ron to approve \$3K overage to do necessary light project. Jeff seconds. All in favor.
 - Shar will check to see why there is a zero for insurance on financial.
 - Rentals on budget
 - Homeowners on budget
 - Over on snow removal, otherwise on budget
- Wendy wanted to thank Ray and Wojciech for all their hard work.

Ron motioned to adjourn meeting, Wendy seconds, all approved.

Next Mirasol HOA Executive Board Meeting
 Friday, October 28, 2016
 8:30am
 Mirasol Event Center