

STEEPLECHASE HOMEOWNERS ASSOCIATION



November 14, 2023 Meeting Minutes

Present

President - Sandra Lyons

Vice President - Don Tingle

Treasurer - Stephen Johnston

Secretary - Amanda Pierce

Property Manager - Claudia Jones

Residents - Erin Green, Carol Wright, Bernice Bowling, Janice Myers, Rebecca Lindsey, Janice Taormina, Laura Johnston

Called to order by Sandra at 5:28 PM

Welcome to all of our guests!

Sandra established that if someone has something to contribute then stand and allow Sandra to call so the secretary can get all of the info.

Stephen moved to accept minutes as written, Sandra seconded. All in favor.

Financial Report

Treasurers report distributed to board members. Ending balance: \$69,826.66

Two outstanding payments were received from 6637 and 6749. 6635 has been talked with. Sandra will follow up with the lawyer about Joel Hastings. All expenses through end of year are included. Budget will be discussed in a later section.

Amanda motioned to accept, Sandra seconded.

Community Improvement

White fence was repainted.

Maintenance Report

Claudia - portion of damaged fence has been repaired.

Contacted qcl about dead bush and sprinkler system

Got a quote on monthly cleaning, will be \$100/month. Contacted pet butler for cleaning estimate of new dog area wood be \$60/month. Do I need to follow up on tree stump on east side of property? Carol talked to a city person and found a new contact, recommended that we use seeclickfix to report things.

Will also submit for other tree (phong) at seeclickfix

Claudia - when is annual meeting? Sandra - will cover later in agenda

Talked to a realtor who said we have a great website for info.

We should create a committee for dog park (cleaning, signage, etc)

Old Business

Property exploration committee: Don - not a lot of updates, but Claudia will have a meeting on 11/28 with grounds contractor to clear dead foliage. Someone recommended that we get some rubble to fill the drainage area to keep it from getting worse. Can we use the rubble from the project? Stephen - it's very fine, so not recommended. A truckload of gravel is about \$500, but the transporting might be an issue.

Sandra asked for any other suggestions, refer them to Don.

Construction of pavilion status - will have round and long picnic tables in front, one handicap accessible.

Made dog park a little larger, saved us a little bit of money (less grass, more gravel)

The dog park surface: small/fine gravel like what is used on trails is what is recommended for easy drainage and cleaning. This is based on research Stephen found. The fence: steel fence that looks like the wrought iron. The goal is to by next spring to get a large portion of the project completed, at least construction.

Sandra - no grass in dog park?

Stephen - only on playground.

Erin - do you have a picture of this gravel?

Stephen - it's called crusher fines, you can Google it.

Carol - we should get a quote on fixing drainage before buying playground equipment

Stephen - we will look at that when the time comes. Not even looking at that in the budget right now.

Didn't we have a swing set? It was damaged when removed.

Stephen passed out a budget

Janice - read also that gravel is best choice for dog park

Explained amount spent so far. This shows where we are at so far with the project as well as future spend.

Don - are these charcoal grills?

Stephen - yes, they will be cemented into the ground. They are on a post with lids.

Claudia - are the grills available to use at will? Who is going to keep them clean?

Stephen - yes they are available to the community. The grill will have a garbage receptacle next to it.

Amanda - we should add to the dog park committee for signage for the

Claudia - just wants it to stay nice and clean.

Sandra - we should have a cleaning fee if it's a scheduled reservation.

Stephens - we should discuss the charge later. When the concrete was wet someone let their dog run across the concrete.

Sidewalk and pavilion are coming next. This gets us to the \$20000 left in the bank.

It has been 8 years since we raised the dues. We should have a discussion about raising them, not only because of projects but things are costing more. The number of things that we HAVE to spend it on are going up. This would be a possibility for 2025, not 2024. Stephen would recommend \$100 more per year, but more planning and projection needs to happen. We should set a schedule of due raising

Erin - can we bring up things that are dues can be spent on?

Carol - we can do this if we have a five year plan

Janice - we shouldn't do projects during the pandemic while things are expensive.

Erin - I don't think prices are going down.

Stephen - We need to have an understanding of the pricing of things

We should paint pickle ball lines on the tennis court.

Janice - have you thought about doing a black chain fence? The little dog she had was able to get through the wrought iron.

Sandra would like to have a committee of 3 dog owners to give Stephen their input.

Erin - There don't seem to be many small dogs

Amanda - I'm not worried about my dog getting out because I will be watching her.

Rebecca - her small dog gets exercise following me around the house, the dog park is for bigger dogs.

Sandra - if you have suggestions for the dog park, send them to the steeplechase email address.

Home inspections - 5 homes that haven't responded. Most everyone has complied with inspections. The neighborhood is looking great. Inspections will resume in the Spring.

Microsoft cloud info will be shared with board, everything is on the cloud.

New Business

Annual meeting -

Sandra: we should have a nomination committee appointed by the board.

Stephen: this is to help recruit people to join the board.

Sandra: We need to know if Stephen and Meredith are going to run.
Stephen is going to run again, it is Meredith's decision if she wants to run again.
In the announcement of the annual meeting there will be a list of topics in addition to proxy ballots and other info.
The requirements for a board member are that they are an owner. We would like for them to be able to attend meetings. The recommendation is 75% of meetings attendance.
Annual meeting will be Tuesday Jan 16 at the Sherwood Baptist Church at 6:30.
The monthly meeting the week before will be for board members only to prepare for the meeting.
A donation of \$200 is typically what we donate for use of the sanctuary.
Janice - update Facebook and website with dates, ask for nominations

Amanda motioned to adjourn at 6:37, Stephen seconded. Meeting adjourned

Respectfully submitted by Amanda Pierce, Secretary, Steeplechase HOA