

# Juniper Ridge Homeowners Association

2018 Annual Meeting Minutes

Facilitator: Shandar Hoagland, DSI Real Estate Group

Meeting Date: May 3rd, 2018

Location: McFarland Public Library

Meeting Called by: Juniper Ridge HOA

Type of Meeting: Annual Association Meeting

Note Taker & Time Keeper: Christine Ramkey

Attendees: (Please see sign in sheet)

**A) Roll Call;**

Obtained via Sign in Sheet

**B) Reading of Minutes of the last meeting;**

None at this time

**C) Consideration of communications;**

Shandar presented the original copy of the mailer that was mailed to all homeowners.

**D) Resignations and elections;**

None at this time

**E) Reports of officers and employees;**

None at this time

**F) Reports of Committee;**

None at this time

**G) Unfinished Business;**

None at this time

**H) Original Resolutions and New Business;**

Open forum for questions/concerns

Q. There are Storm Water Mgmt Issues, will these be repaired?

A. Yes, The engineering firm that designed the area will be on site to make the necessary repairs.

Q. Is there a reason the play area and path is gravel?

A. They have not been completed yet.

-The company that does snow removal should do repairs to lawns if they are damaged. Also on lot176 someone dumped a load of snow on his yard. If there is a snow issue with the village of McFarland, use their website.

-Shandar is thinking of using a diff company next year- this is another good reason to change. Also too much salt, there was supposed to be less salt used.

-There is a tree down behind 133 lot.

Shandar will have it replaced.

-Dead trees from last year- contact your builder for warranty. If it's the city, (they do the terrace are) contact them.

Q. My mailbox taken out by city accidentally.

A. Village maintenance will send you a check for the mailbox if you contact them.

Q. Family of Muskrats in the pond and they eat all the frogs.

A. Shandar will look into having them removed or other options.

Q. Will there be dog bags and receptacles? Also maybe some signs?

A. Shandar has a company that can come take care of it. Consensus from homeowners at the meeting that they would like one. The signs may not match the décor, but we will talk to the Village about adding receptacles.

Q. What are the details of Hilltop Park?

A. It will be maintained by the Village, we have no additional details yet.

Q. Who decides where the mailbox cluster placements go? Lots 1,2,3 have it right in the middle of the terrace. It's blocked by parked cars.

A. The Village and the post office decide.

Q. We would like Shandar to be part of Next Door so she can see what is happening in the neighborhood.

A. George will invite her.

Q. When will Lodgecliff Lane go in? Or when the east road will be poured.

A. Not sure. But it's one of the last phases so it might be a while.

Q. Are the ponds deep enough to hold all the rainwater?

A. It's built as a step system, the designers are pretty good and they work with Veridian to make sure the plans serve the neighborhood.

#### Financial Spread Sheet

A. We had an overall surplus; snow removal budget was down, probably not this year though. We currently have over \$5,000 saved from previous surpluses.

2017 was a perfect growing season. We budget for 22 mows, but this year we had 26 which increased our mowing costs. HOA only mows the Eco Park at this time.

#### I. Adjournment.

Since there were no additional questions, the meeting was adjourned at 6:42 pm.

**PLEASE NOTE:** Meeting attendance will be limited to owners of Lots; guests are not invited to attend the meeting.