

**Bakers Branch Estates Homeowners Association  
Board of Directors Meeting  
August 26, 2019**

**Quorum established**

**I. Call to order – 7:02 pm – Melanie Carr**

**II. Approve July 2019 Meeting Minutes (Chris Ball 1<sup>st</sup>, Jay Hollowell 2<sup>nd</sup>, All approved)**

**III. Officer's Reports**

**A. Activities – Jennifer Speer**

- Jennifer has sent emails to a few other neighborhoods to get ideas for activities that they do at block parties and/or throughout the year. She is waiting for feedback and will update the HOA board with any information.

**B. Secretary – Christy Allen – The website has been updated.**

**C. ACC – Jay Hollowell**

- Fence replacements: Rawson's, 1313 Cilantro
- Patio Extension: Sutherland's, 805 Rosemary

**D. Landscape – Sheila Doherty**

Checking with O'Donnell's to assess the greenbelt on the backside of Cilantro for chinch bugs. A few neighbors on Cilantro have noticed areas in their yards that may be infected.

Yard of the Month Winners for August:

- 1307 Current Way – Schaefer Family
- 1412 Currant Way – Dillard Family

**E. President – Melanie Carr –**

- Electric company came out and did repairs to the electric panel and added GFCI outlets in the front entrance beds. We spent \$500 on the work that needed to be done.
- Several years ago the light fixtures were upgraded to LED fixtures but we really need to upgrade our electric boxes that the lights are connected to. The approximate estimate for this repair is \$750. We will look to get one additional estimate for this work.

**F. Treasurer – Carter Strey – Emailed report, not present.**

Current Balance – Checking: \$23, 328.42

Current Balance – Reserve: \$103,454.94

Invoices for the homeowners' dues were sent first week of July, about 20 homes still unpaid.

**G. Vice President – Chris Ball - No report**

**IV. Old Business –**

- Discussed the Block Party and some new ideas. We are still planning to have our Fall Party on NOV 16<sup>th</sup>.
- Suggested that we do a Chili Cook-off for the block party.

**V. New Business –**

- Will get a couple of bids to have our Christmas decorations installed in December. We need to look at if we can continue to use the lights we have or if we need to upgrade to LED lights (this was suggested last year by the company we have used for years).
- Jay suggested that we start a yearly award for a "Good Neighbor" award.

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**VI. Next HOA Meeting** – Our next meeting will be held on Tuesday, September 24<sup>th</sup> at 7:00pm at Sheila Doherty's home.

**Meeting adjourned – 8:05 pm – Melanie Carr**

**Attendance:**

President: Melanie Carr  
Vice President: Chris Ball  
Landscape: Sheila Doherty

ACC: Jay Hollowell  
Secretary: Christy Allen