**COFFEE CREEK ANNUAL HOA MEETING MINUTES**

**04/09/2019**

The annual HOA meeting was called to order at 6:35 pm by President Frank Kennedy. Frank introduced the Board of Directors.

City of Owasso: Jerry Fowler and Roger Stevens discussed the re-routing of the service road and other upcoming road improvements in Owasso. The service road realignment is scheduled to be completed by the end of June or July. Jerry also informed us of Owasso’s city and community upcoming events.

Financial Overview and Status: Frank presented the current financials. Discussed some of the major expenditures. New pool chair will be purchased this year. Angi made a motion to accept this financial statement. Judy Lingenfelter seconded the motion. All were in favor.

Clubhouse & Pool: Pool hours and rental information was discussed. The pool opens May 25th, 2019.

Upcoming events: Marilyn discussed the upcoming events.

Annual Garage Sale April 27th, 2019

Pool Opening May 25th, 2019

July 4th Parade July 4th, 2019

HOA Management Company: The Board has received 4 proposals from prospective companies.

Board Members: An invitation was extended to the Homeowners for new board members. Monica Moffitt, Elizabeth Kramer and Zac Ruttman volunteered. Robyn Bryan made a motion to accept these three new members. Jim Pepin seconded the motion. All were in favor.

Drawing: Congratulations to Marilyn Foyil! She was our winner tonight and will enjoy saving 50% off her 2020 HOA dues next year.

Adjourn: The meeting was adjourned at 8:20 pm. The next board meeting is tentatively scheduled for June 10th, 2019, at 6:30 pm at the Coffee Creek Club House.

**Coffee Creek Homeowners Association Board Meeting**

**03/11/2019**

**Attendance**: Frank & Angi Kennedy, Pam Masingale, Marilyn Foyil, Ed Harrelson, Brian Nation, Mark Williams, and Keith Tew. Absent: Tina Spriggs and Iris Fain.

**Call to Order**: The regular quarterly meeting was called to order at 6:33 pm by President Frank Kennedy.

Minutes from the December board meeting were approved via email.

**New Business:**

* **AAAC Wildlife Removal:** Kenny gave us an overview of their services. He was called out due to some damage from beavers around the pond. Kenny had recommended we try covering the tree trunks with a woven wire fence. If this doesn’t stop the Beavers, then give him a call; but he recommended we try this first. Brian made a motion to purchase ½ inch square wire to be added to trees around the commons area as needed. Angi seconded the motion. All were in favor.
* **Pool Chairs:** We will be purchasing a few loungers.
* **HOA Officers for 2019:** We will have 3-4 openings for new board members; as some current board members / officers will term out or have resigned. Tom Lingenfelter resigned in February after many years of service. He will be missed!
* **Watercolours Pool Use:** This fee has been increased to $1,250; one-time charge. This is an increase from $900 to $1,250.
* **Rockin Lawn Care:** We have a new landscape Company. This company also offers lawn care and treatments at a great price.
* **HOA Management Companies:** We reviewed three proposals from HOA Management Companies.

This will need further discussion after an in-depth comparison.

**Old Business:**

* **Clubhouse Cleaning:** This will be done in May. Brian Nation offered to do the cleaning for $150. Keith made a motion to accept Brian’s offer. Mark seconded the motion. All were in favor.
* **Violation Notification Process:** Discussed implementing fines for repeat violation offenders.

**Financial Overview:**

* Frank presented a current financial report. After reviewing the financials, Angi made a motion to accept this report. Keith seconded the motion. All were in favor.

**Upcoming Events**:

**Annual HOA Meeting:** April 8th, 2019, at 6:30pm, Coffee Creek Clubhouse

**Neighborhood Garage Sale:** April 27th, 2019 8-4

**Pool Opening:** May 25th

**Adjourn:** The meeting was adjourned at 8:14 pm. The next regular board meeting will be June 10th, 2019, at 6:30pm at the Coffee Creek Club House.