

Minutes of Prairie Lakes Home Owners Association  
Wednesday, August 29, 2018  
2005 Research Lane

- Meeting called to order by president Patrick Mesa
- Attendees: Patrick Mesa, Mark French, Rebecca Adams, Helen Matthews, Becky Plummer, and Cathy Harman
- Provided to the committee for their review and input was an outline of the Prairie Lakes Home Owners Association budget year-to-date. Total Income, including Homeowners' Dues of \$48,368.19 and Lien Interest at \$1,084.18 was reported to be \$49,452.37. Expenses, year-to-date reached \$43,732.49. Rebecca noted that the majority of expenses are related to the spring time dredging of the pond area totaling \$31,300 in 'enhancements and improvements'. Net Income totaled \$5,719.88.
- Rebecca reported Total Assets as of August 28, 2018, to be \$103,532.39, including Accounts Receivables of \$37,248.16 yet to be collected from home owners. Also provided to the committee was a listing of the home owners yet to submit their 2018 PLHOA fees as well as a listing of the liens outstanding.
- Several adjustments were made to the Budget, including:
  - Lawn Care at \$900/mo (\$10,800/year), down from \$1,000/mo (\$12,000/year).
  - Maintenance Expense was adjusted to \$14,000 in order to allow for regrading and reseeding the areas around the pond affected by the dredging at a cost of \$4,500; \$3,000-\$4,000 for the control of muskrats; \$1,500 to repair the sidewalk on the West end of the pond that was damaged by the heavy dredging equipment; and roughly \$4,000 for the continuation of the 'bio-balls, needed to help control pond algae.
  - The committee determined that mailing post cards to home owners as a means of encouraging attendance at the annual meeting has not been effective and therefore agreed to suspend the mailing and reduce Office Supply expenses.
- Following these adjustments, Patrick made a motion to approve the 2018 Budget. Motion carried. The Budget will be presented at the annual meeting to be held at 6:00 p.m. on September 20 at the fire station located at Kimball and Denison.
- Mark stated he has had some interaction with KSU regarding cost-effective ideas relative to the purchase in bulk of the bio-balls. He further noted that after inquiring about the potential cost savings, he has yet to hear back from the most recent representative.
- Rebecca suggested it might be a nice to send a 'welcome letter' to new homeowners, including pertinent information such as the PLHOA website. The committee agreed.
- Discussion then moved to potential projects for next year. Mark suggested contacting KSU landscape architect students to see if they may be interested in a design project involving a walking trail at a cost of roughly \$4,000-\$5,000. The committee agreed that while asphalt may be

more economical than concrete, it may not over time be as durable. It was also noted that homeowners have expressed an interest in having a picnic shelter. Discussion followed.

- Moved and seconded to adjourn meeting
- Patrick Mesa adjourned meeting.