

Orchard Park Board Meeting

October 16, 2019

4012 109th

5:30pm

Directors in Attendance:

David McClure – President Ed Nichols David Simek

Dan Wilsford – Vice Pres.

Texas Hawkize Property Mgmt Team: Carol Mize & Brenda Hawkins

Absent Directors:

Caroline Kopp Rodney Madsen Shawn Haseloff

The meeting was called to order at 5:40 pm.

Approval of minutes from the last meeting – Ed made the motion, David 2nd. All approved.

Financial Report

Brenda gave the financial report and explained the \$1.71 difference between the Balance Sheet and Income statement was caused from a convenience fee outstanding.

The Budget to Actual was presented for discussion. All expenses were in line with the budget. The current bank balances were \$113,502.77 in First Capital & \$37,815.89 in First Bank & Trust for a total of \$151,318.66.

Discussion was had regarding the various expenses and if letters had been sent to residents for outstanding balances.

Hawkize made a suggestion that funds be moved to the money-market account. Further discussion would be made at the next meeting.

Ed made a motion to accept financials, Dan 2nd, all approved.

Property Report

Landscape Report –

Vacant lots located on 113th Street are scheduled to be mowed.

The additional fertilizer was applied before the last rain. Seth has over seeded the area and is waiting to mow for 2 weeks. Seth is to vacuum the pecans before mowing to prevent any property damage, and to vacuum the leaves as best he could.

Water wells –

111th Pocket Park & 113th Street Pocket Park wells were drilled with very little issue. Weston Drilling did a superb job. Ed had spoke to Ted Matthews who worked with the Developer and the irrigation under the streets and the various problems the controls cause. Seth still has some battery packs to remedy, but he is evidentially working through all the problems.

The fence surround for the Miami pocket park has been completed to everyone's approval.

Christmas Lights/Décor – discussion was made regarding the possibility of adding lights along Norfolk and the difficulties involved for this stage of lighting. The evergreens in traffic circle were discussed regarding wrapping the lights in them again this year. A suggestion was to wrap the

streetlight located in the circle rather than the trees. All agreed. The banner flags were discussed. Everyone liked them, but they are not durable to the wind. Replacement possibilities to be researched. In the meantime, only the four poles around the traffic circle to have the banners installed.

Tree trimming is schedule to occur the first week of December. The evergreen limbs are to be trimmed up to accommodate cars better. Tree trimming schedule is to be announced on Facebook so the residents will be made aware.

No action needed.

New Business

Annual Membership Meeting – the annual membership meeting was scheduled for December 2nd at First Bank & Trust conference room. Hawkize is to secure the facility.

Elections – possible board nominees mentioned were Tom Keisling, Tony Compton, and Jan Debuse. The members remaining on the board are Dan Wilsford and Caroline Kopp. An additional volunteer would be needed to fill the places.

Management Contract – Hawkize presented a request to renew the management agreement for a 3-year term with a monthly increase of \$150. Ed made a motion to accept. Dan 2nd. All approved.

Old Business

109th Entrance –

Sign variance request was discussed. Brenda informed the Board that MWM advised that the current P&Z Board would not approve any change to the entry feature design and that the project should be closed. Installing flagpoles could be an acceptable alternative, but the HOA Board declined to exercise this idea. Hawkize recommended installation of streetlights to illuminate the entrance rather than flagpoles. Hawkize was instructed to research options and report to the Board possibilities.

David suggested a letter be written to the City requesting a light at the entrance of 109th & Quaker Ave. for a 3-way stop.

Adjourn – Ed made a motion to adjourn. Dan 2nd, all in favor.