

## **HOA Board Meeting 2-25-26**

**Time:** 6:00 – 7:00 PM

**Attendees:**

- Cameron Walker (Board member)
- Don Meyer (Board member)
- Rick Bond (Homeowner)
- Marsha Fahnestock (Homeowner)

The trash/recycling all homeowner service implementation roadmap was presented and updates to the traffic calming process were communicated. There was not a HOA board member quorum at this meeting.

### **Trash + recycling pickup roadmap**

- Finalize draft language with HOA attorney (Rod Hoffman) for changes in Declarations to allow dues increase to at least \$350 - \$400 annually to cover all costs + annual dues
- All hands on deck communication blitz to attend all homeowner meeting
- 1<sup>st</sup> all homeowner meeting (suggested April 8 as representatives from the 3rd party trash and HOA financial management companies can attend)
  - o Present concept
  - o Trash supplier Q&A with company representative
  - o 3<sup>rd</sup> party HOA financial management presentation and Q&A with company representative
  - o Discuss, validate and finalize draft Declarations language changes as a group
- Submit and finalize language with attorney
- All hands on deck communication blitz #2, share final language, and provide proxy voting forms with cover letter to homeowners
- 2<sup>nd</sup> all homeowner meeting (suggest April 23)
  - o Allows for required in person voting
  - o Tally proxy votes received by 6 PM that day
  - o Finalize decision in short order
- Communicate decision to community
- Work with legal to update Declarations
- Finalize contracts with third party trash and HOA management companies
- Pick implementation date (suggest July 1)
- HOA management company initiates dues collection
- Homeowners contact trash company to officially sign up
- Enjoy savings of \$200 to \$700 annually per household
- Upfront costs
  - o \$450 legal fees to develop plan (already spent & paid)
  - o \$1,500 - \$2,000 to work on language & filings (TBD)

### **Traffic Calming**

- Traffic Team workshop with 12+ homeowners on March 24
- Communication of proposed measures to all homeowners
- City of OP sets up all homeowner informational meeting
- In meeting, updates made
- Ballot submitted by City to homeowners

- Require 60% positive responses to implement
- If less than 60%, can update proposal and submit again for approval
- City planners propose measures to City Council for approval and funding
- If approved - implementation