

4-16-15

The Reserve Board Meeting of 4-16-15

began 7:03pm

Attendees: Bill Martin, Janet Bassett, Dorothy DeBorde, Lori Gracey, Donna Metcalf

Alinda Jones represented HOA, Inc.

Larry Falgiani visited.

The secretary's report from the March meeting was approved by the Board. It has been posted on the website.

Dorothy DeBorde provided the Treasurer's report. Through March, we have a budget surplus, fiscal year to date of \$3707. The monthly surplus was \$1421. All delinquent dues except two in The Reserve have been received. The Treasurer's report was approved by unanimous vote. Donna Metcalf proposed removing the name of the Bank from the budget report which is posted on our website. This shall be done by Alinda Jones.

Bill Martin, Larry Falgiani, and Janet Bassett gave the landscape report. Bill reported that all requests to Olen Masingale (OT Lawn and landscaping) have been corrected immediately. Janet Bassett recently contacted a representative from "Beautify Broken Arrow", a service of the City of Broken Arrow to replace our missing sign and learned that we were not the only neighborhood who had experienced a theft of these well-deserved signs. Our sign will be proudly displayed again at the 51st St. entrance.

Janet and Larry Falgiani reviewed some landscape improvements to be done near the North entrance. A budget of \$500 was approved by the Board to have these items corrected. A dead cedar tree will be removed, plus two locations where tree stumps have been ground up will be re-leveled and sodded, plus a drain swale will be cleaned out of debris, A major tree limb on a pine tree in the center median will be removed.

Lori Gracey reported vandalism done by our own resident's children to the natural stone benches at the L-Shaped Pond. Lori is going to repair them. She and Janet found and removed trash and litter around the L-Shaped pond.

Larry Falgiani will contact Olen Masingale to correct the landscape problems at the North entrance. Larry will work with Olen on correcting sprinkler heads that need repair or replacement. Replacement of pansies with summer color is anticipated for May. Patty Bishop will work with Larry and Olen on summer color plantings.

Two large pecan trees that contain a large number of bagworms each year at the L-Shaped pond will be sprayed in July and August by Ryan Lawn and Tree service for a total of \$160. This will also help control the spread of bagworms to nearby plants.

Lori Gracey has finalized the newsletter which will ship out this month.

Alinda Jones will prepare a By-Laws Amendment to be reviewed and approved by the Board. It will clarify the Board's authority to penalize and fine residents not in compliance with the Covenants. The Board may amend By-Laws. Resident's voting is required to amend Covenants.

Alinda has received a \$1000 deductible reimbursement check from State Farm Insurance which was shown to be for the December 24, 2013 claim. As the Board believes this should have been a reimbursement for the July 2014 Villas gate damage, Alinda was requested to write State Farm, clarifying the date of the incident to be July 2014, not December 24, 2013 as shown (since reimbursement for that deductible has already been provided by USAA Garrison Property & Casualty Insurance on January 23, 2015).

The annual garage sale of several local subdivisions will be May 16th. Larry F. will set the signs in the week of that Saturday sale so our residents can prepare.

Larry Falgiani has re-joined the Board effective today by unanimous vote.

We need someone to take over the task of handling the Villas Gate informational software. This requires a home P C with a dial-up modem, since the gates memory boards work on this method of communication. Gate software makes changes in the emergency code. It also makes changes in resident's transmitter and directory dialing. Jason Friederich has been handling this task for several years. This type of system is now close to being obsolete. Gate operation technology has completely changed in recent years. Wireless is the current way of operation of new installations.

This meeting ended at 9:10 pm. The next meeting will be May 21st at 7:00 pm.

Bill Martin, recording secretary