

The **Reserve Board Meeting** on Jan. 21, 2016

Began 7:01 p.m.

Attendees: Janet Bassett, Dorothy DeBorde, Larry Falgiani, Donna Metcalf

Alinda Jones represented HOA, Inc.

Minutes from the Nov. 19, 2015 meeting have already been approved and posted by Mike Love, our webmaster.

The **Treasurer's Report** was presented by Dorothy DeBorde. The following items were discussed:

- As a result of high water bills due to an irrigation leak and the repairs to correct this, an overall deficit in the amount of \$6,328.30 was noted.
- The Board believes the situation is now under control and within a few months the bottom line will be back on track.
- Money in the Operating Budget (approx. \$29,000) and Savings Account (approx. \$15,000) is sufficient to handle the budgeted monthly expenses.
- The Treasurer's Report was unanimously approved by the Board.

The **Landscaping Report** given by Donna Metcalf and Larry Falgiani covered the following items:

- Spring landscaping projects will include: freshening up the mulch around the trees, trimming boxwoods and thinning out shrubs where necessary, and cleaning up the beds.
- Drain boxes in the ponds were recently cleaned out.
- The light to the left of the Villas exit gate appears to be malfunctioning due to an electrical problem. An electrician will be contacted to look at this.
- The two fence posts that are broken and leaning near the north dry retention pond will be repaired within the month.
- It was reported that three trees near the south dry retention pond are overgrown and/or dead. A tree service has been contacted for a second estimate to handle this issue.

The **HOA Report** was presented by Alinda Jones and included:

- All Cottages and Villas dues are now paid. Final notices, including late charges, for four residences in the Reserves have been mailed.
- No response has been forthcoming from State Farm regarding the \$1,000 deductible paid to the Reserves related to a claim in 2014.
- Quotes are still being sought regarding insurance coverage that will also include D & O (Directors & Officers) coverage.

Old Business:

- The position of Board Secretary is still open due to our former secretary, Bill Martin, moving out-of-state. Three residents were contacted, but were unable to consider the position at this time.

- Kudos go to those residents who helped put up and take down Christmas lights and decorations! Thank you!!!
- All Reserves homeowners received the Fall/Winter Newsletter, crafted by Lori Gracey, by mail prior to Christmas. It is also posted on the Reserves website.
- The City of Broken Arrow Waters and Utilities Office has been contacted again regarding the need for a new street light for safety at the corner of Elm Place and Elm Avenue. The process to get this installed is lengthy due to the steps that must be gone through to have PSO approve this.

New Business:

- Residents have been pleased with the service that has been received from OT Lawn and Landscaping. Donna Metcalf will check with them as to when pre-emergent weed control will be applied.

The meeting was adjourned at 8:09 p.m. The next regularly scheduled meeting will be on Thursday, February 18, at 7:00 p.m. at the Communication Federal Credit Union.

Submitted by:

Janet Bassett, Master Board President