

Brooktree HOA 3/27/2024

Meeting called to order 3/27 at 6:04

In attendance, Don, Brandon, Kristen, Kristi, Jon, Vince, Anissa, Theo

Last week's meeting notes approved

Group discussion on Facilities: Campers around the neighborhood and signs against hoa.
Brandon has been informed

Jon, President and co-pool:

- Dana Keever as security:
 - We need to amend his contract to read general insurance
 - Professional liability is ready to go
 - We can help advertise for the position in the babble, must be 18
- Kevin is prepping the pool
 - Last year wouldn't let us turn on the bottom pool pumps because they have too much pull.
 - This weekend - start filling the pool
 - Large gap in concrete being repaired
 - Adjusting tennis court gate
 - Scrap vending machine
 - Power washing furniture closer to opening weekend
 - Big grill needs a drip new tray below it. DD knows where we can get one.
 - Vanities in the bathroom - discussion on pedestal or vanity. Concerns that a pedestal would tip with rough-housing kids. General consensus the among board is that a cabinet would be better than a pedestal long term.

Theo, Social

- Opening and closing party dates are set and Theo will set up a DJ
- Discussion on recycling options. Theo is volunteering to recycle water bottles at the parties. Theo will get a price for the set up to bring to the board.
- Theo has a party planner facebook group for party volunteers

DD, Treasury

April billing is going out for the half and half dues payers

Facilities, Brandon

- Appletree owners agreed to remove the chainlink. Board is issuing a letter allowing access to facilities back once complete. Must be done by May 17th, 2024. Once signed by all and complete, the lease will be removed by DD.
- Violations: Campers, signs, trash cans stored by the house...
- 58th st: Neighbor has 2 dogs. An aggressive dog is beating against the privacy fence and is getting into their lawn and the owner is concerned for their kid's safety. Jon has

volunteered to bring it to the city, but the homeowner said to let her talk to the city. Jon has not heard back.

- Minimum length of rentals - 12 months
 - Procedure - letters if brought to board's attention followed up by consequences of loss of facilities and/or liens and/or maximum fines allowed by covenants.

Don

- Planning costs and financing of deck replacement
- Vote for Gaga ball pits: Jon motions for 20' Gaga ball pit with ADA gate for \$1899. Kristi Seconds, The vote passes

Kristen

- **Discussion on adding late fees to your cart on the online portal**

Kristi, Babble/Secretary

- Anissa is in charge of party calendars
- Theo's social facebook group

Agenda for next meeting: board wants access to financials and sub categories.

Next board meeting 4/17/2024 at 6:00.

Babble content:

Anissa is in charge of party calendars
Theo's social facebook group

Meeting adjourned at 7:09