

Brooktree HOA Meeting

6:00 pm February 12, 2025

Online

Present:

Jon Galloway, Emily Grover, Vincent Monochino, Brody Tejkl, Tamara, Copple, DD Zimmerman, Kristin Tartar

Absent: Theo Buckman, Don Fitzpatrick

Advisors Present: Kevin Veith, Kelly Pollard

- Call meeting to order - Jon Galloway
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- Approve January Meeting Minutes -
 - Vincent motioned to approve, Kristin seconded, motion passed.

Pool - Kevin/Jon/Don

- Deck Project update - Don emailed update
- Concerns about gate height due to higher sidewalk - Gladstone approved permit; however, the gate is measuring at 5 ft 8 inches tall. Kevin raised concerns about insurance, DD said Gladstone approved permits and plans, we've continued passing their inspections and meeting their specifications.
- **Midwest Contract Review:** they were not interested in lowering price, even though they were not going to be doing weekends.
- **Pool Guy Contract Review:** Kevin discussed his bid for pool maintenance
- **Dana's Security Contract Review** - received: Last year 37.50/hour; This year \$45/hour; missing some items that may be taken over from Pool Guy. Kelly will redline the contract and make sure all items needed will be included somewhere.
- Decisions:
 - Vote by email on Dana's contract once we redline it.
 - Midwest Contract - Moved to accept (Jon, seconded (DD) and approved
 - Pool Guy contract - amended with modifications. (Jon, seconded (DD) and approved with modifications discussed.

- Deck committee update
 - Deck committee
 - DD
 - Warren Prince
 - Lee Caven
 - Jim Bone
 - Warren Prince
 - Don Fitzpatrick
 - Kelly Pollard

Social Chair - Theo/Emily/Tamara

- 2025 Social calendar
 - April 11-12 Yard Sales (Friday/Saturday)
 - May 24th Opening Party
 - July 19th Adult Party
 - August 30th Closing Party
 - Sept 18th Annual Meeting
 - Sept 19-20 Garage Sales (Friday/Saturday)

Facilities: Brody Tejkl

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Website / Directory - Kristin

- Directory comes out with first Babble - 2 weeks before April garage sale
- Set 2025 directory timeline
 - Deliver with Babbles March 28-29
 - Action: Babble copy due to Emily by March 17th
 - Garage Sale
 - Kelly has a blurb about paying dues to the correct address
 - DD usually sends info
 - Action: DD to supply list of addresses to Kristin

Vincent - Recreation Chair

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Secretary - Tamara

Schedule Next meeting - March 12 - Tam to send invite

Treasurer

- Liens filed on any property more than one year past due on HOA dues.
- There are options to turn some over to an attorney.

Open floor