

# WISTERIA PARK HOMEOWNERS ASSOCIATION

## HOA Board Meeting Minutes

May 22, 2023, at 3pm

**Call to order:** The meeting was called to order at 3pm.

**Determination of Quorum and Proper Meeting Notice:** Dave Hooper, Lori, Jan Carroll, and Louie Roseman. Paul Tobin joined at 3:10pm.

**Approval of previous Board meetings Minutes** April 10, 2023, **MOTION** made by Dave, seconded by Lori to approve as submitted. MOTION passed unanimously.

### Reports of Officers and Committees:

**President:** 2023 fining committee: The Board unanimously agrees continue with the same fining committee members as 2022; Randy Miller, Steve Moyer, and Ron Canton.

**Vice President:** No Report

**Treasurer:** Jan reported from the April 30, 2023, financial statements. One account with the attorney for collections.

**Secretary:** No Report

**ARC:** Met earlier today. Paint colors and new roofs requests have been popular.

**Hardscape:** Pool filters were replaced. Health department identified a low flow issue. This will be addressed by vendor, Pools By Lowell. New life ring and rope have been installed.

**Handy Team:** Light bulb ordered for streetlight that is out.

**Common Area Landscape & Irrigation:** Brightview finished the trimming. New sod installed. Irrigation breaks due to tree roots to be repaired.

**East Side Landscape:** Met May 10<sup>th</sup> and reviewed and approved previous meeting minutes. Continue to work on standards. This will be published via a 2023 memo. Confirmed BV to review irrigation and trim around the heads.

### Managers Report (Action Items, Violations, etc.) :

- One owner past due and with the attorney for collections.
- No new violations were sent this month.
- Other items, see below.

### Unfinished Business:

- Spectrum Contract negotiations: Signed and executed. Owners have been notified.
- Pool Parking Lot Resurface: Completed except for the lining. Sunstate will follow up with Anderson.
- Pool Concrete Deck Cracks inspection: Dave met with United Restorations. UR will submit a quote. They will also quote the stucco wall.
- Stucco Wall on East Side Cracks Inspection: Paul contacted the vendor. Quote received. Pending second quote.
- Common area clean-up between Mango and Wisteria: Clean out completed. Pending survey for the Wisteria Common Area and Wisteria homeowner property. **MOTION** made by Dave, seconded by Lori to approve the expense not to exceed \$1,500 for a survey. MOTION passed unanimously.

- Tree Removal/Replacement: Owners and Board members have voiced concerns regarding tree removals and replacement requirements. Lori read the Wisteria Park HOA governing document that applies to this. Lori and Nicole drafted a letter with the governing documents outlining the regulations. The draft letter was reviewed by the Board. The Board discussed next steps.

**Owner Comments:**

- Steve Coolahan requested when the clean up will be complete, when the survey will be complete and if more communication will occur with Mango Park HOA and will erosion concerns be addressed.
- Felicia Tencza confirmed that adjacent property is maintained by the perimeter homeowner. The Board referenced cleaning up adjacent property areas. Felicia referenced a newsletter posted outlining the Board's decision on this matter. Felicia is concerned with consistency.
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**New Business:**

- East side tree trimming

**Next meeting June 26, 2023, at 3pm** Location: ZOOM Meeting

Adjournment: With no further business to discuss, the meeting adjourned at 4pm.

Wisteria Park HOA documents are available at: [www.wisteriaparkhoa.com](http://www.wisteriaparkhoa.com)