

# ***St. John's Neighborhood Association Board Meeting Minutes for March 3, 2022***

- I. **6:00 p.m. – Present:** Mark Harris (phone in), Jacob Smith, Pat Crowder, Lisa Gerdes, Todd Gerdes (phone in)
- II. **Executive Session** – None Scheduled
- III. **Reading and approval of last month's minutes**
  - Meeting minutes from February 3, 2022 were read and approved unanimously by the Board.
- IV. **Treasurer's / Financial Committee's Report**
  - Financial report was presented by Pat Crowder. Emails received will continue to be checked by Pat and she will forward to the pertinent people.
  - Motion made and seconded to approve Financial Report. Financial Report was approved unanimously.
- V. **Committee Reports** (Note: except for the ACC Chair, board members identified are sponsors and not necessarily chairs which can be any HOA member appointed by the board).
  - a. Architectural Control Committee (ACC Chair – Todd Gerdes)
    - Nothing to report at this time.
  - b. Safety Committee (Jacob Smith)
    - Nothing to report at this time.
  - c. Activities Committee (Barbara Hagar / Lisa Gerdes)
    - Nothing to report at this time.
  - d. Beautification Committee (Jacob Smith)
    - Nothing to report at this time.
  - e. Communication Committee (Pat Crowder / Mark Harris)
    - Pat has received notification of new Face Book requests
  - f. Welcome Committee (Todd Gerdes)
    - Receive information of a new family move in on Amelia Drive. Todd is checking confirmation on others to confirm membership and new move-ins.
- VI. **Special Orders**
  - a. None
- VII. **Unfinished Business**
  - a. Street Repair Documentation (tabled)
    - At this time, this has been tabled. – possibly will be able to investigate this next month

- b. Online Payment of HOA fees (Researching the best way and least costly way – Google Pay? Maybe a second account to accommodate the fees? Pat will talk to bank and get the information needed)
  - This has been tabled until more information has been received.
- c. Bids for Lawn care (Includes Sprinkler startup, non-return valve testing, mowing, mulching, weeding)
  - Joey did not submit a bill – forwarded to another company
  - Natural State - \$325.00 Per month
  - Olive Branch - \$338.00 Per month
  - At this time we are paying \$250.00 Per month
  - Will look over proposals and make a decision by March 22 to really evaluate what all is included. Board will go through and evaluate each piece of the contract.
- d. Low Voltage lighting. Approved for \$150 from beautification budget.
- e. Undeveloped lots in St Johns. Only the 2 (plots 5&6) on Poteete remain. All others 268 are developed. 1860 Penny, 1745 Poteete & 1810 Poteete were all later builds. Phase IV C & Rs paragraph 20 states that “Each Property Owner will agree to join a Property Owners Association whenever 60% of the lots have been sold. Article 1.1 states that the SJNA consists of all property owners in each phase and requires all property owners to take steps necessary to remain in “Good Standing”. The Bylaws define “Member in Good Standing” to be current in the payment of all dues.
  - Undeveloped lots are not required to pay HOA dues.
- f. Bison Clean up. Trail/Path behind fence running North and South off Bison that separates St. John’s and the sub-division just East of St. Johns needs construction debris clean-up. Todd identified the contractors behind 1665 Pearce as Jacob Longing Construction and behind 3535 Juniper as the current owners Peter & Allison Guerin. Mark to follow up.
  - Bison Clean up has been tabled at this time.

#### **VIII. New Business (need a motion on each to proceed with decision process)**

- a.

#### **IX. Adjournment**

- 6:41 p.m. Motion was made to adjourn. Motion seconded and approved unanimously.