

Countryside South Homeowner's Association Meeting Minutes
May 22, 2023

The May 22, 2023 Meeting was called to order by Vice President Dave Daly at 7:06 PM. Dave Daly, Jim Moore, Delia Thompson, Karen Ellison, Mike Briggs, Andrew Wipf, Alan Plummer and Adam Wegner were present. Eric Baker was absent. Resident Corey Walters was also present.

The April 24th Minutes were read by Secretary Jim Moore. Dave Daly made a motion to accept the minutes, Karen Ellison seconded. The motion carried.

Delia Thompson read the Treasurer's Report indicating we have \$23,111.74 in our Checking Account, \$25,759.97 in our Money Market Account and \$30,000.00 in our New CD Account giving a total of all funds of \$78,871.71. 181 of the 183 Homeowners have paid their HOA Dues of \$160.00. She has to report the names of the HOA officers to the State by July 1, 2023 and may have to leave President blank. Jim Moore made a motion to accept her Treasurer's Report, Mike Briggs seconded, the motion carried.

ACC Reports: On May 19th Eric Baker e-mailed in he has nothing to report at this time and he would be absent from the May Meeting. May 20th Shelbie Unrein emailed in a request for painting updates, etc and Eric sent her instructions for the Elements of Harmony form to be filled out and returned.

Old Business:

Mowing: Jim Moore contacted the following Mowing Vendors: Warne Chemical, Aspen Ridge, Carefree Lawn and Sprinkler and G.J. Halsworth. Warne Chemical said they do not do mowing and G.J. Halsworth is not taking new customers at this time. Jim was also contacted by CSS resident Joel Leuken who ultimately decided he was not interested and also by Josh Jacini who was referred to us by CSS homeowner Karl Feiler. Jim met with, explained the instructions to and showed the 18 specific areas to four bidders: Aspen Ridge, Carefree Lawn and Sprinkler, Josh Jacini and resident Dave Daly. All four of them submitted competitive bids. The board had a lengthy discussion about the pros and cons of each of the bidders and decided to make a decision at the end of the meeting.

Member Recruitment: no further discussion at this time.

Communications – Procedures: no further discussion at this time.

New Business:

June HOA Meeting: After much discussion Delia made a motion to have the June 26th Meeting at the Picnic Shelter instead of the Fire Station, Jim seconded, the motion carried. Jim will write up and have sent out a postcard or letter to the CSS neighborhood announcing the venue change and invite the neighborhood to come meet their HOA Board and enjoy cookies and ice cream with us. Details to be worked out in the next two weeks in preparation for the announcement being sent out. Dave Daly will pick up from Sam's Club ice cream, bowls, spoons, napkins, etc. for the event. We hope to have a nice turn out and hope for neighborhood participation.

Removal of the giant Juniper at the east end of the bike path at Daisy Lane: Resident Corey Walters, who lives next door and was present at this meeting, said this gigantic shrub is an eyesore, it also acts as a blind spot for auto traffic on Daisy Lane and says that kids actually play or hide inside this bush. A skateboarder was recently hit by an automobile at this location. Corey had notified Karen Ellison about this event, and she brought it to the attention of the HOA Board. Karen got a price of

\$900.00 from Paul Frank to remove the Juniper. Mike Briggs made a motion to have Karen contact Paul Frank to remove the shrub asap, Dave Daly Seconded, the motion, the motion carried.

Selection of Mowing Contractor: Since Dave Daly is also Vice President of the CSSHOA, he abstained from having a vote in the selection for this mowing contract. The seven remaining HOA board members that were present unanimously selected Dave Daly's bid for two primary reasons. First, he was the low bidder of the 9 regular sections that need mowing 2-3 times per month depending on the weather conditions and secondly because we all feel Dave has a vested interest in keeping the entire neighborhood looking spectacular. His personal feeling is that as a neighborhood we all want to keep our properties looking their best, it seems logical to him that we would want our common areas, especially the bike/walking paths and playgrounds looking as good as our personal properties. Since lawn care is the biggest annual regular expense of the HOA and we have the funds available to take great care, the HOA Board agrees with this philosophy.

Jim Moore made a motion to adjourn the meeting, Mike seconded, the motion carried. The meeting was adjourned at 8:16PM.

The next Meeting is June 26, 2023 7:00 PM at the Picnic Shelter off Countryside Blvd.

Respectfully submitted,
Jim Moore, Secretary