

FORREST ESTATES HOA ANNUAL MEETING

6-3-2023 held at 2932 Whitney Ln.

The meeting was called to order by HOA President, James Hughes at 10am. Attendees were asked to sign the signup sheet. 16 members signed in represented 12 properties.

Minutes from last's years meeting and the Treasurer's report and financial were available for everyone to take. Because everyone had a copy they were not read. Daniel Ashurst moved the minutes from last year be approved. It was 2nd and motion past. The minutes from 2022 were approved.

David Austin reiterated the treasurer's report and explained the financials . This report was also accepted by general consensus.

There was no old business but an old problem will be discussed as new business.

New Business – everything discussed centers around water issues.

- 1.) There is an area where water has backed up in a culvert. Mosquitos are a concern with this standing water. The city says the culverts are so big it won't backup. Residents near these culverts have concerns and issues. It was suggested to contact the city for Mosquito abatement.
- 2.) Ditches between houses are property owners' responsibility and particularly this year many need to be cleaned out. There was discussion regarding the HOA doing it one time. Josh Thompson, who takes care of F ½ Rd for us, will be contacted to evaluate these ditches and possibly clean them out. If the HOA pays for it this one time, property owners need to be educated about keeping the ditch in their yard cleaned out.
- 3.) Irrigation: Dennis Toth brought up question of requiring everyone to put in turn off valves. There is concern as to whether we can require it if not specifically stated in CCRs. There was a suggestion regarding if you have a leak, and don't have a turn off valve, you would need to put one in along with your leak repairs. There was also discussion about the possibility of finding one repair person willing to do all the needed valves and giving a discount for doing several.
 - a. Anything that doesn't have clear direction in the CCRs can't be enforced directly. We can ask for people to comply.
 - b. Dennis is going to write a proposal for a change to the CCRs. The board members will review and approve or make changes. It may be necessary to have a lawyer review. Once approved by the board the proposal will be sent to all home owners for vote.
 - c. Daniel is going to make postcards to go out to all in the subdivision with several items on them
 - i. The valve situation will be primary (i.e., do you have one?).
 - ii. Letting people know about the Facebook page.
 - iii. Letting people know about the website. The board members gave permission for their names and emails to be on the website.

4.) There is a problem with a dog on Sylvia running loose and using homeowners' yards to do his business. Homeowners have spoken the dog's owner to no avail and were asking for help in how to handle the problem. The board will send a letter to the offending homeowner at this time in hopes of taking care of it. Contacting the city animal enforcement may be another step to take.

5.) Election of Officers:

- a. President: James Hughes is willing to continue.
- b. V. Pres.: Roger can't do this any longer. Daniel Ashurst is willing to be VP.
- c. Secretary: Roger can't do this any longer. Eric Jahnke has agreed to do the secretary job.
- d. Treasurer: David indicated last year he wouldn't continue after this year. Eric Jahnke agreed to be treasurer and has been working with David this past year.
- e. There was no motion to accept this slate of officers but a vote was taken and all were in favor.

Thank you to those willing to take over.

There was no further business. David Austin moved to adjourn the meeting. It was seconded and passed.