



## **AGENDA - The Parks HOA Annual General Meeting Minutes**

7:00PM – Wednesday, February 26, 2025

Northwood Middle School – Library

Call to Order

Board Member Introductions – **All present, except Danny**

Approve minutes of 2023 and/or 2024 General Meetings. **Approved**

### **1. Homeowner Comments**

- Jerry from lake desire about the waterstone punch through, built by harbor homes. 4 lots with 4 acres with wetlands. They will be building 23 homes on the property. Traffic will more than likely come through the parks. He left a petition for us to sign. Concerns about traffic and detention pond. Sign at the club house
- People with past due balances, what are we doing. Should we open us to litigation and go after those homes.
- What about higher management companies? We had a volunteer step up, and we will contact Josh
- What about the other development off of 188<sup>th</sup>, what is going on with that? Melissa gave us the update and only 6 homes will have access to 188<sup>th</sup>
- Question, property upkeep, does that include trees? Home in question is at the end of 187<sup>th</sup>, can the HOA force someone to cut their trees down.
- Josh talked about speeding, engage Jordan again about placement of the speed sign. Also, maybe higher a sheriff to patrol. Or add some cross walks to slow people down.
- Maybe people park on the street? Will that slow people down
- Have a drive in for a few hours with signs to encourage people to slow down
- Homeowner violations, what are we doing? We need to start enforcing better, more aggressive

### **2. Committee Reports**

- Architectural Control – **Nothing to report, just remember to submit your ACC forms**

### **3. Budget**

- Scott went over budget. Projects that were completed and projects for next year. We also built up our reserve, we are back to \$50k.
- Put reserve in a money market or high yield CD
- 2025 budget approved by board and hoa

#### **4. Active Work**

- Consideration / Adoption of Rules & Regulations 1.2 – Recreational Vehicles
- Consideration / Adoption of Rules & Regulations 1.3 – Commercial Vehicles
- Put on the website and emailing it to people for comment, move to approve via the next board meeting

#### **5. 2025 Potential Projects**

- Gazebo park path, eagle project by Noah. He presented his project idea, about \$3500, he will finalize and send us a proposal
- Projects identified in last board meeting minutes
- Mail box springs, maybe do it as a phased project. Look into the life of those mailboxes
- Clean up Islands, work with Osaka about solutions. Dry scape or native trees, make them look nicer. Cut trees down. Or have the cul de sacs take ownership. Barking is not a good choice, something different?
- Benches at gazebo park, Paul will look into the cost.

#### **6. CC&Rs and Architectural Control**

- General reminder –all structures and improvements A/C, Heat Pumps, fences, large tree removal or planting, please make sure to contact prior to projects. [acc@parkshoa.com](mailto:acc@parkshoa.com) and forms are on facebook page or available at [www.parkshoa.com](http://www.parkshoa.com).
- Make sure all the documents are on the website
- “Major landscaping” what does that constitute? Define better in CCRs

#### **7. Event Coordinators**

- **Volunteers/Activities**
- Same events and maybe a few trucks from time to time
- Maybe an event for just the parks
- Bring a band into the park

#### **8. Elections**

- New Treasurer was elected, thank you Scott for your service.
- Other board members confirmed for another term
- Approved

#### **9. Adjourn to Executive Session / Special Meeting (if needed)**

**Wave executive session and special meeting, seconded, closed discussion, meeting is adjourned at 8:39.**