

Deer Ridge Lakes HOA Meeting October 27, 2021

- I. Meet and Greet Loose Ends
- II. Southern Property Management Mr. Oakley (7:15pm)
- III. Dam Update
- IV. Neighborhood Management - Ms. Carr (8:00pm)
- V. Landscape Update
- VI. Bylaws Notarized
- VII. Minutes Update
- VIII. ARC
- IX. Community Communication

| Agenda Item/Presenter | Notes/Conclusion/Action Item(s) |
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| Meet and Greet Loose Ends | The team discusses final details for the Meet and Greet scheduled for Oct. 31st. |
| Tashina/Lakimbrea | <p>Conclusion Meet and Greet to go on as planned</p> <p>Action Item(s) Tashina - Coloring Sheets, Postcards, Tents, Chairs, Wooden Blocks Lakimbrea - Candy Bags, water, Capri Suns Carolyn - Hula Hoops, Crayons, Chairs, Blocks Melissa, Red Blocks, Sign for Entrance Beverly - Email reminder, Chairs</p> |
| Southern Property Management Mr. Oakley (7:15pm) Barrett Oakley | <p>The team listens to the presentation and asks questions related to the needs of our community.</p> <p>Conclusion - None at this time we will listen to the remaining presentations before making a final decision.</p> <p>Action Item(s) - Review documents that Mr. Oakley sends out and be prepared to discuss at the next meeting.</p> |
| Dam Update Beverly | <p>Beverly presents the update on securing a company to inspect the dam. She is currently waiting for the engineer from Bhate to come out and look at the dams before giving us a quote.</p> <p>Conclusion - Will potentially have a quote from Bhate and the team decides we will not use Terracon in an effort to get an unbiased review/inspection. They were the original company to build the dams and</p> |

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| | <p>the board wants to make sure we get an accurate appraisal of the situation and we just think going with a different company is best.(We do not attest that Terracon is a bad company in any way) Will make a decision once we get the quote from Bhate.</p> <p>Action Item(s) Beverly will reach out and schedule a visit for dam observation.</p> |
| <p>Neighborhood Management -</p> <p>Ms. Carr (8:00pm)</p> | <p>The team listens to the presentation and asks questions related to the needs of our community.</p> <p>Conclusion - None at this time we will listen to the remaining presentations before making a final decision.</p> <p>Action Item(s) - Review materials presented and be prepared to discuss and compare to other companies.</p> |
| <p>Landscape Update</p> <p>Tashina</p> | <p>Tashina has reached out to the current landscaper to discuss fall planting with no luck. The team discusses next steps and criteria to secure a new landscaper.</p> <p>Conclusion - The team decides to first secure someone that will address fall planting immediately and later submit proposals for the community as a whole moving forward.</p> <p>Action Item(s) - Tashina will call at least the first three listed Landscapers to secure them for fall planting.</p> |
| <p>Bylaws Notarized</p> <p>Carolyn</p> | <p>The team discusses a strategy for getting the new ethics component officially added to the bylaws. They must be signed in the presence of a notary.</p> <p>Conclusion - Each Board member will go to SMS's office to sign the document.</p> <p>Action Item(s) Board signs document</p> |
| <p>Minutes Update</p> <p>Tashina</p> | <p>There was an error in the September 24 meeting minute in relation to the landscaper and Pond vendor bills. Tashina will make the corrections and resubmit.</p> <p>Conclusion - Tashina will email corrected minutes to the team and SMS for posting to the Website.</p> <p>Action Item(s) - Tashina will correct minutes</p> |
| <p>ARC</p> | <p>The team discusses information submitted for new construction.</p> |

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| Carolyn | <p>Conclusion - Two different sets of plans have been submitted therefore permission is going to be denied.</p> |
| | <p>Action Item(s) - Carolyn will call contact to let them know it is denied.</p> |
| Community Communication | <p>The team discusses ways to better communicate with the community based on recent comments from a small group of community members. The team discusses creating and sending out a newsletter via email and maybe posting on Nextdoor. We discuss the need to get a more comprehensive list of email addresses. More discussion on the best way to provide more comprehensive information to the community.</p> |
| | <p>Conclusion - We will create a newsletter but must decide on the frequency, content, and delivery method. We will move forward with holding a special call meeting if there are multiple requests and Carolyn will reach out to the individual that has requested the meeting for more information.</p> |
| | <p>Action Item(s) - Bring more ideas/templates for the newsletter to the next meeting.</p> |