

DRAFT Aspen Grove Estates Homeowners' Association

Annual All HOA Meeting Minutes

July 24, 2022 @ 6:00pm

Board Members in Attendance Susan Sivesind, Susan Rench, Kristin Swanson, Robby Wasserman, Mark Miller, Jodi Pugsley

ACC Members in Attendance Chris Sivesind, Jeff Swanson

Community Members in Attendance Bryan and Laura Stevens, Anoop Kumar, Ming Luo, Jianming Xian, Eunju Park, George and Tina Tan

Proxy Delegation *Susan Sivesind*: Laurie Ames, Stephanie Day, Reggie Jackson/ *Eunju Park*: Ruth Cantera/ *Susan Rench*: Laura Rench

Quorum Met 17 homes represented

Meeting Location Sports court

- 1) **Meeting called to order** 6:07pm by Susan Sivesind
- 2) **Homeowner introductions** Round the room
- 3) **Review and approval of minutes** 2021 Annual HOA meeting minutes available at meeting for review. Mark Miller moved to accept minutes. Chris Sivesind seconded. Vote to accept 2021 Annual HOA meeting minutes unanimous.
- 4) **Budget review, discussion and vote** Copy of proposed 2022 budget was sent out with meeting notice on 7/09/2022.
 - a) Discussion on items affecting budget which are presently being done by HOA volunteers vs professional contractor.
 - (1) Work done by volunteers thus not included in 2022 budget
 - (a) Maintenance of area behind fence- HOA has purchased mower and weed eater
 - (b) Sprinkler maintenance
 - (c) Tree clean-up
 - b) Discussion on importance of building a reserve for future projects to upkeep and improve common areas and to avoid future assessments.
 - (1) Safety maintenance and repair of tot lot
 - (2) Clean-up of front of street landscaping
 - (3) Fence upkeep and re-staining of outer side
 - (4) Unexpected large expenses
 - c) Mark Miller moved to accept proposed 2022 HOA budget. Jodi Pugsley seconded. Motion to accept 2022 HOA budget passed unanimously. Homeowner annual dues will be \$650 which is unchanged from previous year.

5) Open Forum

- a) Kristen Swanson made suggestion to email out survey to all homeowners and renters to help prioritize future projects. Kristin Swanson and Jodi Pugsley volunteered to oversee.
- b) Reminder that Davey Trees will be shaping/limbing Japanese Snowbell (Styrax Japonicus) street trees on September 2, 2022. Our street trees are required and should be uniform in size and shape. Owners asked not to prune. Davey fertilizing e/o year.
- c) Reminder our present policy is for ACC to only act on compliant filed by homeowners. Jodi Pugsley volunteered to fill out complaint to begin discussion/improvement of front landscape area.
- d) Reminder that the \$650 dues invoice is being mailed next week and dues can be paid through Zelle (Board@Aspengrovehomes.com)

6) Meeting Adjourned Susan Sivesind moved to adjourn the meeting and Jeff Swanson seconded. Meeting adjourned at 7:16pm