



Fwd: 5/21/23 Homeowners Meeting notes

1 message

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To: Aspen Board <aspengrovehomes@gmail.com>

Thu, Apr 4, 2024 at 10:02 PM

Begin forwarded message:

From: Kristin Swanson <kns swanson@gmail.com>
Date: April 4, 2024 at 7:27:58 PM PDT
To: Aspen Homes <board@aspengrovehomes.com>
Subject: 5/21/23 Homeowners Meeting notes

Aspen Grove HO Meeting

5/21/23 , 6:12 pm

-introduced current Board and roles
- discussed - HO guidelines for neighborhood maintenance (parking, landscape, speed)

— Recommend to call 811 to check for lines before digging

- Neighborhood engagement -

- Mark - 2 seats being vacated for HO Board - Secretary and Treasurer
- Outsourcing HO board will cost approx. \$700 - \$1000 per year, in addition to the dues.
- HO Survey review - past interest was neighborhood survey, beautification (back 40 and entrance), ease of digital transition including moving doc to the cloud, updating the website/Facebook/online banking. New 2023 survey launched, encourage homeowners to provide feedback.
- Solicit board nominations.
- HO survey - concerns with access through Google, will send paper survey to those who cannot access the survey online..
- Homeowner Maintenance - 20 year mark - check on water heater, furnace, roof. Share vendors with neighbors .
- Street trees/fence- cooperation between Board and Homeowners - recommend for HO to keep vegetation off fence to prolong the life. HOA fund general maintenance and re-staining of outside. Keep posts clear to prolong life of the fence. Bring concerns to Board. For street trees. HO pay for annual fertilization, obligation for Board to maintain trees.

Dues/Budget -

- Reviewed current dues. Current dues to \$650. Discussed this charge keeps us current but does not include inflation and increased costs.
 - Discussed increasing dues to include inflation and neighborhood projects. \$750 is roughly \$8 monthly, \$815 is \$14/month.
 - Held count to raise HO dues to \$750. 9 raised hands, \$850 counts to raise HO dues, 7 raised hands
 - Can offer payment plans to divide dues.
 - If we go to the highest level of dues, the board will decide how it's used (reserve vs. projects)
 - Projects to include beautification of front entrance and common areas (tot lot, matching front entrance and back 40)
 - Concerns with dumping and debris on the back 40.
 - Question regarding Mr. Phan and did we get other quotes. Currently Mr. Phan is the most competitive.
 - Anything with an * on the budget will roll into reserves if not all funds used.
 - Vote - propose annual dues to \$815 (25%), 9 votes, Opposed (7) **Vote passed at %25 increase. Dues will be \$815 for 2023.**

Board Member nominations -

- Self- nominations- Ming and Aws are self nominations. Welcomed them to the Board, positions TBD.

Meeting adjourned at 7:22 pm

Kristin Swanson

