

Clayton Pond HOA meeting September 15, 2022, Charlotte Goddard's home

Call to order - 6:07

Board Present: Nathan McBroom, Mary Meritt , Darlene Rose, Stephanie Qualls, Charlotte Goddard
Special Guests: Stan , Melissa Grimes, Mike & Lana Ellis

Quorum established - yes

Approval of Agenda - Mary motioned to approve, Charlotte second, all approved.

Approval of minutes from last meeting Mary motioned to approve minutes, Charlotte second; all approved

Agenda addition: Vandalism, Neighborhood safety, Little Free Library, Solar Panels: Mary motioned to approve addition to the agenda, Charlotte second, all Approved.

Add lien on homeowner, Mary motioned to add to the agenda, Darlene second, all approved.

Reports of Officers

1. Financial Update - Charlotte presented detailed financial report. The Water bills have been more expensive this summer. A detailed report is available. Our Remaining balance after expenses is \$13,834. Outstanding Projects: tree removal, October Fest, fall plants, pool cover Any questions... No questions asked.

2. Vice President Notes (Mary)

a. 2023 Budget Notes (2nd Street Pine Tree & Pool Chairs) We have a dead tree on 2nd St. that we need to remove, we will get 3 estimates for removal. Pool chairs: Mary recommends discarding old chairs due to them rusting on concrete. We will need to replace these now or beginning on of next season. There are only have 8 chairs.

B. Pool Update and Closing: Charlotte and Mary met with our pool contractor to do a final walk through. He Still owes us the valve on the filter. We have not paid him for this yet. Overall, he has been very good to work with. Pool has had nice reviews, including the improve bathrooms. We haven't had enough neighborhood volunteers, but we have had someone down there every day and still looks very good. We need to look at next year and see how we can do the volunteers next season. Maybe we should put this on the website to get new volunteers. In doing do, we do need to be very careful with how many people who have the master key. The lights may need to be updated with LED lights. We need to get 3 bids for this job, which estimates to be around \$1600. We will be discussing the need of a pool cover too. Spoke with Robert and he recommended leaving it open, fill the water line all the way up, and the water acts as an insulator.

If we do not purchase a new cover we can use Reagan, our pool maintenance company, in a different manor for pool closing. We would continue to need to check water levels, leave pumps on, etc. Other options: We can use a mesh liner to cover, little heavier cover, or a solid cover that drains. The solid cover is \$5000. We will use a space heater in the pump room if we have freezing weather. Robert, the pool contractor, does not cover his. Mary motioned to delay pool cover purchase, Darlene second, all approve.

Closing pool October 3rd. Reagan will need to clean filters extremely well this year. We will need to clean cushions, sanitize bathrooms, pull in chairs, etc. We may see if we can get volunteers to finalize the pool closing. We would like to have Larry give us a count on how many people have used the pool since Labor Day weekend.

c. Seeding around the pool. Sprinkler system has been refurbished. There is one head capped under the iron table. We Possibly will need to put a trench next to the women's restroom to prevent damage. Monty is going to seed the grass and possibly already has.

REPORTS OF COMMITTEES

UNFINISHED BUSINESS

1. Sooner entrance. Darlene and Stan cleaned the entrance. She has asked around to see if a master gardener would be willing to create a new landscape plan. Darlene and Stan painted the entrance signs. They plan on doing more sprucing up.

2. New Website Manager. Nathan will help contact new website Manager. Annual slideshow is a part of this job.

NEW BUSINESS

1. Boats on Ponds: Lana said there was a small boat on the pond. Nathan asked if this is a liability to the neighborhood. We have not allowed this in the past. Darlene motioned to disallow boating, swimming, etc. Charlotte second, all approved

2. Fountain Lights: Lana said the fountain light across from their home stays on 24/7. This needs to be adjusted to go off in the morning. Mike to call Gene to ask how to do this.

3. Mulch around Trees: Lana... weeds are coming up but this has been addressed.

4. Sprinkler System at 2nd Street Entrance. Mary said sprinklers on 2nd St are turned off. They need to be fixed. We will Possibly take out bushes along island, replace with river rock and cap off sprinkler system there. The system in that area is in bad shape. We need to decide how we want to manage this in the future. We also need to decide how to handle the inside of the island area. Darlene recommended we get bids on taking out the bushes.

5. October Fest: October 29th at 12:00 to 3:00, burgers, hot dogs, drinks, paper products, will be provided, we will do an email blast for costume contest, cakewalk, and shareable dishes. Bouncing house will be provided.

6. Tree at Sooner Road Entrance. Darlene and Stan will help the homeowner trim the tree up. Tree on other side needs to be trimmed and take out tree with bag worms.

Open item.

Announcements. Outer fencing of neighborhood is the responsibility of each homeowner. Maybe we can get overall bid and present it at annual meeting.

Neighborhood safety: human trafficking on the rise, dangerous being close to I 35. Watch out for kids out at night. Channel 4 has map of where there were attempted kidnappings. Lana recommends putting out caution on website. Nathan can put together announcement of some sort.

Vandalism. 8 cars broken into recently. Be aware, do not leave valuables in car. Possibly recommend Neighborhood Watch program. Have someone come talk at annual meeting concerning this.

Little free library: Melissa Grimes has it ready to go. Once installed she will monitor it. The plan is to Put it at the pool house. Mike will get with Stan and Monty to install.

Solar panels: Charlotte spoke with neighbor that would like solar panels on his home. He won't put them up if we do not want him to. We do not have any covenants against it. We would recommend back of the house only.

Motion by Charlotte to put a Lien on the home that has not paid the dues. Darlene second, all approved. Charlotte will draft a letter with all emails and correspondence sent to them and have Nathan sign and send it to the homeowner.

Next meeting: October 29th, immediately following October Fest, Saturday, 3:00, Qualls Home.

Adjournment: Nathan motion to adjourn, Darlene second; all approved