



Board Meeting Minutes

July 15, 2025

Call to Order: 6:06 pm

Board members present: Tami Buettgenbach, Oliver Helfrey, Dennis Hensen, Chris Ngar, James Towler

Minutes: The minutes from the June meeting were approved.

Old Business

1. Pool Area:
 - One pool light is out which is not an immediate concern, but all four are obsolete. Board will budget \$2500 per year for 2026 & 2027 to replace in pairs with LED version.
 - Broken filter covers have been replaced
 - Hand rail covers have been installed
 - Broken table has been discarded
 - Chris to advise Lisa that Tami has volunteered to be the backup for the Door King cards
 - Dennis is getting bids for drinking fountain
1. Common Grounds:
 - Rock/masonry edging project has been completed by Sevy Lawn & Landscape (Dennis oversaw)
 - Entrance tree trimming was completed by MD's (Dennis coordinated)
 - Ant traps have been placed around pool area and have greatly reduced the infestation
2. Summer Party: Sunday, August 10, 5:00-8:00
3. Annual Meeting: Tuesday, September 16, 6:30, DWMS
4. Secretary of State: James filed 2-year Annual Report (\$20.65) and provided step-by-step instructions

New Business

1. Treasurer's Report: Reviewed and approved the June report
2. Solicit members to consider running for two Board vacancies at Annual Meeting
3. Budget:
 - Dennis to provide draft 2026 budget for August meeting
 - Chris to ask committee Chairs of any pending expense reimbursement requests
4. City Trash Survey: James completed
5. Discussed potential special recognitions at Annual Meeting
6. New Homeowners: The process of welcoming new neighbors and getting their contact info to the Board appears to be broken. Chris to engage Activities Committee to make sure responsibilities are understood.

Tabled Business

1. Directory: The next semi-annual update will be distributed in October.
2. Bromley property re-zoning

Adjournment: 7:11 pm

Next Meeting: August 12, 6:00 pm @ Tami's