

Longhills POA Board Meeting Minutes

June 13, 2017

Jonathan Adams' Home

Members Present: Anthony Baker (President), Jonathan Adams, Perry Faver, Kayla Ferris, Doug Stracener, Barbara Shain, Jason Derden

Meeting Minutes:

Jonathan gave a brief overview of the last meeting's minutes. He asked if anyone had any question about this minutes and if they liked the format. Everyone agreed to keep it as simple and direct as possible but forthcoming enough so the whole neighborhood can stay informed on what the board discussed.

Website:

Anthony is currently handling the day to day maintenance of the subdivision website but will soon be training Jonathan to take that over. The board discussed some of the items they liked about the current website.

Treasurer's Report:

The board briefly reviewed the Treasurer's Report of expenditures over the last month. Anthony went line by line covering our standard expenses dealing with upkeep of the common areas. He did want to point out that there was an expenditure of \$109.50 for Flowers and Home for welcome baskets for the new residents. There was also \$523.20 to Absolute Irrigation leaving a total balance of \$60,655.76 at the time of the June meeting.

Landscape & Special Projects:

Street Signs:

The board spent most their time on this topic discussing an issue that came up at the annual board meeting regarding new street signs for the subdivision. Barbara Shain has been investigating the cost to replace the existing street signs with more decorative signs that would be more aesthetically pleasing. One issue that has come up repetitively is the fact that people have been taking the existing street signs. After investigating the issue, the city of Benton will currently replace those signs at no cost. However, if we decide to replace all existing signs with a more decorative model, the cost of replacement would be on the neighborhood. The board had already received initial bids totaling over \$35,000 to replace all the existing street signs in the neighborhood but will continue to research other options and request bids from other sign companies. The main concern that the board has is the overall expense and if it's the best use of the POA's resources.

Street Lights:

One other topic that was brought up was the replacing the existing street light globes and bulbs with new LED style fixtures. This would cut down on the number of bulbs that we change out over the course of the year and would be a long-term savings to the community. Currently there are 40 light fixtures in the neighborhood that are maintained by Middlebrooks Electric and First Electric (Shoal Creek). Barbara got a bid from Middlebrooks for replacement that totaled \$9,670 plus \$3,070 for repainting of the light poles. She also got a secondary bid for painting from Superior Paint for \$2,000. The board agreed that they would consider all options and reach out to other companies for competitive bids.

Security:

Jonathan brought up the topic of security which was heavily discussed at the annual meeting and was a major topic of concern. The subject of cameras came up at the annual meeting and the board agreed to research the cost associated with installation and would discuss their findings at the next board meeting. One of the main questions was who would monitor the system. Another question would be how many cameras and where would they be located. We also discussed if we could get a group rate from security companies that individual residents could utilize to add cameras onto their own property if desired.

Another idea would be to bring back the neighborhood watch program which would include having block captains. There would be 10 houses per captain if we decided to go back to that format. Anthony also called the police department about possibly having neighborhood patrol done by individual residents. The police department was not very supportive

of that idea.

Membership Report:

Kayla has delivered three new gift baskets over the past month. She asked for ideas for items to include in the gift baskets and for any donations. The board discussed having a pamphlet made with frequently asked questions about the neighborhood as well as other items pertaining to compliance, etc.

Compliance Report:

Perry mentioned that he had covered the neighborhood several times over the last month and noticed that several of the issues discussed at the previous meeting have been resolved. He did comment that there were still several empty lots that had yards that needed to be mowed. One issue that he brought up was satellites mounted on the front portion of houses. The board discussed ways they could encourage residents to mount dishes on the back portion of the property/house. There was also discussion regarding designing a checklist for residents planning future projects (i.e. resident building a new building or fence).

Communications/Activities:

Doug Stracener brought up the idea of having a pool party at the Longhills pool on Sunday, July 30th. The board discussed all that would go into having such a party – what the cost would be, food, etc., and determined that they would need to do a flyer for it and see what it would cost to rent the facility. The discussion turned to how the board could cultivate a better relationship with Lindsey Management and the golf course. Jonathan mentioned that he would reach out to a couple of contacts that he has to open up the lines of communications.

New Items:

Flood Plain Changes:

One issue that came up on our community Facebook page was the potential changes to the flood plain map. Several members of the board reached out to the county and we are currently not covered in those proposed changes. Longhills residents will not be required to purchase flood insurance at this time.

T-Shirt Design/Neighborhood:

Anthony brought up the idea of having t-shirts made for the community that could be purchased on the website and used in new resident baskets. He also mentioned that he would like to see a logo designed for the neighborhood that we could use on all official documents and website. Jonathan mentioned that knew someone that was very skilled and could come up with a couple ideas for a nominal fee that the board could review.

The next meeting will be held on July 25th at 7:00 p.m. at 2428 Spyglass.

Meeting Adjourn