

YORKSHIRE HOMEOWNERS ASSOCIATION

ANNUAL Meeting Minutes | November 4, 2024 | 6:00 pm

- Call to order - 6:08 pm
 - a. Units represented: 35
- Maintenance Update -
 - a. There is a new garbage can in the west park. Hoping this will help get garage in the right place
 - b. Signs on dumpsters were installed to help with large items getting dumped. So far there has been a reduction in large items being dumped.
 - c. Thanks to everyone who has done their window screens and painting or trim that went out in violations recently.
 - d. Dying bushes have been removed.
 - e. Weather stripping on garages will be fixed as needed in the future
 - f. Weep hole on a window - at the bottom of the window are 2 small holes, Some units have caulked over it which can cause water build up and damage. Use a small brush or toothpick to make sure they are cleared out. More information will go out in the newsletter.
 - g. Faucets- make sure to disconnect hoses in the winter and turn off the outdoor water valve in the utility closet, then leave the faucet open a little. It is the owner's responsibility for any damage caused from the exterior faucets
 - h. 153 maintenance items have been addressed this year on top of routine maintenance.
 - i. Several trees were taken down this year. Damaged trees were the first to be removed. Some trees have been replaced. The trees are an ongoing problem and risk or damage must be moderated.
 - j. Gutters are being cleaned. It can make a mess as they are being cleaned.
 - k. Leaves fell recently and will be done soon.

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- l. Some owner's contact Braden with maintenance issues. It is helpful to have owner's report issues on their portal so that he can track everything and it does not get crossed off until it is done. If you see something that needs to be done please use your portal or app to report a maintenance request.
 - m. Applause for Braden from the members in attendance for all of the work he does to keep Yorkshire an amazing place to live.
- Property owner information -
 - a. Lots of turn over on units. Asking for everyone to always update their information with us when it changes.
 - Financial Review -
 - a. Review amount budgeted and amount spent for the year.
 - b. Review history of expenses.
 - c. 2024 we had an updated reserve study done. Recommended is just over \$1 million.
 - i. In 2013 the HOA had \$116,000. Now we have over \$800,000. This is such a great improvement.
 - d. There is excess money this year. Stucco and asphalt did not happen as planned and budgeted for, they are on the schedule for next year.
 - e. Discussion on CD's. They are staggered, and some at higher yields than others.
 - Parking Document -
 - a. In October there was an email sent out about parking. This document was drafted by the board to provide owners more information about parking in Yorkshire. We encourage all to read the document to get a clearer understanding. It contains ideas that

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have been proposed in the past, and pros and cons of the full picture with those ideas.

- Nominee Speeches
 - a. Brett Morris, Meagan Falor, Terrance Palmer, Amber Kelso, Ariane Crystal
- Additional Items of Discussion -
 - a. Google Fiber - it is in the works. Waiting on a mock up of what the boxes will look like. The board is working with google fiber on it. A majority of those in attendance expressed interest in having google fiber in the community.
 - b. Parking - Discussion on effectiveness of the parking enforcement company. One owner feels that the parking enforcement is not doing any good. The owner was encouraged to come to a board meeting to discuss any solutions they might have. North will provide the information for the board of how often booted and for what reasons.
 - i. Gutters and stucco being affected by cars parking too close to those units in those tight space areas. An idea for these areas to be compact parking only.
- Election Results
 - a. Meagan Falor and Ariane Crystal had the most votes
- Adjournment - 6:56 pm

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