

MINUTES
COUNTRY WALK ESTATES THIRD EDITION HOA
January 8th 2019

CALL TO ORDER

- Meeting called to order at 7PM
- Board Members Ryan McEachern, Dayla Davis and Staci McDade and 2 homeowners present.
- November 13th, 2018 minutes read and approve.

PRESIDENTS REMARKS

- Matt Vogt, President was absent, but submitted President Report for discussion.
 - Reactivation of Patrolling of HOA to initiate Violations and Fines as previously mentioned. Meeting with Geyda to be scheduled by Matt.
 - Draft of fine schedule presented to Board Members.
 - Website is currently under construction.
 - Covenants and updates in Word Document for easier retrieval on new Web Site is being developed.

FINANCIAL

- Staci McDade reports the checking account balance ending December 31st 2018, is \$9872.97.
- It is reported that 36 homeowners are not current on Annual Dues.
- Discussion to seek bids for regular pond maintenance. Currently Surburban is the provider.
 - Letters to be sent out to Jojac, Treetop and Surburban or other Landscape Services by 2/1/2019 with request to respond by 3/1/2019.

COMMITTEE REPORTS

- Welcoming Committee
 - The Homeowners' Guide "Welcome" Packet has been updated. Staci ask that it be sent to our email, as to send electronically to new members.

NEW BUSINESS

- Proposed Budget for 2019 accepted.
- Ryan McEachern has volunteered to initiate/streamline Architectural, Structure Project request.
 - It has been brought up that as many houses will be updating paint schemes as our neighborhood ages, that there should be a better description of allowable colors and home improvement guidelines.
- Discussion to purchase mowing equipment and pond maintenance storage for common areas to be reviewed at a later meeting prior to 2020.
- Combine and organize Bylaw and Policy Manual. -see President's Report.

Continued on next page

MINUTES
COUNTRY WALK ESTATES THIRD EDITION HOA
January 8th 2019

OLD BUSINESS

- Web Design and Media-Digital copy of Covenants and Web Site in process.
- Welcome Signs-Shelved until HOA funds replenish
- Member Dues and Collection
 - Homeowners that are delinquent on previous years is 36 total. 2019 Annual Notices have been mailed to homeowners with the following information.
 - Effective December 6th 2018 \$1.00/per day late fee will be implemented.
- Fine Schedule and enforcement.
 - Discussion regarding changing Compliance time for 1st Violation to Response time, and with 2nd Violation to allow 30 days to comply prior to implementing fine.
 - Discussion defining violation and appropriate class.
 - Structured exceptions need to be defined.
 - Exception Request Form needed
- Covenant enforcement proposed to resume Spring 2019.

ANNOUNCEMENTS AND DISCUSSION

- The Neighborhood Section of the Wichita Eagle is again mentioned. Reminder to Contact your Paper Delivery person to request the delivery be stopped. The Delivery Person is Tim. The number is 316.268.6422. Please note it may take several requests to stop service.
- Feral Cat Population. It has been brought up that there is an increase of Feral or “unaltered” cats in the neighborhood. Discussion on Spay/Neuter awareness campaign for cat owners, request not to leave pet food outside unattended or to enlist volunteers to work with animal control to trap feral cats for rehabilitation. No solution decided upon, will revisit later
- Discussion regarding abandoned/illegally parked Vehicles, RV, Boats and Trailers.

MEETING ADJOUNED @ 8:00 PM

NEXT MEETING IS SCHEDULED 5/14/2019