



Hershey Grove Homeowners Association

Hershey Grove Homeowner's Association Board Meeting

Meeting Date: June 30, 2020

Location: Michelle's House, 1707 Keybridge Way, 6:00PM

Members Present: Mike Parker, Michelle Reed, Don Everhart, Kirby Reese, & Rob Orwig

Call to order at 5:57pm.

Discussion Topics

YTD Financial Report

Mike Parker provided information regarding current HOA account balances. \$ 12,898 Balance on hand as of June 30, 2020.

The RPZ Valve, Reduced Pressure Zone, has not been removed yet. Contractor is waiting on a part. Will be fixed 7/2 or 7/3.

Don asked what we have to report to the state. Mike says we have to apply for not-for-profit each year which the lawyer does for us.

YTD Occupancy Report

All agreed to only report which properties are currently for sale, under construction, total number of homes developed in subdivision. There are a total of 121 lots; 101 lots are developed; 20 lots are not developed; and there are 89 homes in this subdivision. (1) existing home for sale and (2) new houses under construction.

Elections

Due to terms, Don (Vice President) and Michelle (Secretary) are up for election.

Garage Sale

Several houses participated this year. All reported they had a great sale and very busy with a lot of customers.

Meet Your Neighbors

Tentative depending on Covid-19 status.

Retention

Rob will call city engineer to confirm Bud Jorgenson's comments about storm water filing every 5 years, our obligation to maintenance, whether or not our neighbors upstream would be liable if something needs to be fixed, and suing our neighbors to contribute to the storm water detention.

Marine Bio has not been able to test oxygen because of their work overload. John Reed has been spear heading this and is checking on it. He will have an update before the meeting on 7/13.



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Fence

We have been monitoring the fence section on John & Diana Keller's section. With the last big storm with 60mph wind, only 1 section blew down. This confirms the solution is working. As a result, we will continue with this solution.

Mowing Outlot #72 1713 Eide

Bud Jorgenson suggested the homeowner sign a written agreement with the Board specifying how they can maintain it, what they can plant on it, and to prevent homeowner from ever gaining ownership of the property. There is a concern about impeding the draining area from the east into the retention pond. The Board will have a meeting with Bud to discuss. The Board agrees we should have an agreement for all homeowners with outlots are required to sign that gives them an option to either maintain the outlot or opt out. This includes have Bud Jorgenson sign the agreement. The Board will have our attorney draft the agreement.

Next HOA Meeting

Next HOA meeting is July 13, 2020. It is not confirmed if The Den will be able to allow us to have it there. Option is to do a Zoom meeting as contingency if the Den will not be able to allow it. If we do have it at the Den, we can space everyone out, provide hand sanitizer, and tell everyone to bring their own mask. Mike will call the Den to get an update.

Next Board Meeting

August 24, 2020 at Don's House 6pm.

Meeting adjourned at 7:05pm.