

Bradford Place Annual Homeowner's Meeting Minutes

October 18, 2018

The meeting was held at 6:30 pm at 1116 NW 74th St.

The attendees were:

Toni Bowen-president

Kim Nixon-vice president

Nadine Torrey-secretary

Wendy Rudderforth-new board member

JoAnn Parman-previous secretary

Mike Bowen

The 2018 financials were reviewed. Greg Adams is our current treasurer (not officially on the board). He forwarded the current financial report to be reviewed at this meeting. There are more homeowners not paying their annual dues than those paying. Some of those who are not paying have not paid for an extended period of time, and some have only missed a year or two. Toni will remind those who only recently have not paid that their dues are overdue.

Island makeover. The plans to makeover the second island on Mercier were discussed. The next to the last tree (on the NW 74th St end of the island) has been replanted a couple of times and one just will not grow in that location. It was decided at the meeting to remove the existing tree and not plant another one in its place. Greg stated that the HOA can afford \$2000 for that island makeover. We will obtain bids from professionals for planting grass or for capping the ends with stone and filling the rest with mulch.

Dumpster Day. Kim Nixon will order the dumpsters for May and September. The dumpsters will only be available from 8am – 12 noon. The dumpsters cost \$60 each.

HOA on-line. Our HOA information will only be available and maintained on the Bradfordplace-HOA website. John Duda maintains our website (jduda@aol.com). Facebook is too much to manage--especially if it is kept private. He will also be adding information regarding the disposal of brush by each homeowner to the website.

The homeowners at 1205 NW 73rd Terrace requested permission to erect a fence meeting the HOA criteria and that has been approved by the ARC.

Concerns:

Snow and ice removal-homeowners can call 311. The more homeowners who call and the more times homeowners call, the faster the city will respond. It is especially difficult for the homeowners living at the bottom of the cul-de-sacs!

Use of the pool at Cedar Ridge. Cedar Ridge has no bylaws and insurance is a big concern. We do not want to get involved and use their pool. The city of Gladstone and the YMCA have pools we can use!