

HOMEOWNERS ASSOCIATION OF BRADFORD PLACE ANNUAL BOARD MEETING

DATE OF MEETING : OCTOBER 20, 2022

TIME OF MEETING : 6:00PM TO 7:00PM

LOCATION OF MEETING : TONI BOWEN'S NW 74TH STREET

MEMBERS PRESENT : Toni Bowen, Mike Brewer, Greg Adams, John Sextro, Kim Nixon, Wendy Rutherford, Zachary Newell, Kent Snipes.

DISCUSSION TOPICS:

- Greg handed out the **financials** for the past year and we reviewed them.
 - 50% of the home owners have paid their dues for the current year.
 - Operating cash remains strong with \$5k in the bank
 - Will continue to collect past due HOA fee's when the home owner's house is sold
- Discussed **accomplishments** over the past year. Neighborhood has never looked this good!!
 - Mowing and weeding of the islands.
 - Trimmed trees along the NW Hidden Lakes Drive
 - Dumpsters Day was a success.
 - Welcome baskets delivered to our new neighbors
- **Dumpster Day**
 - This is ALWAYS a huge success!
 - Greg will sign us up on March 1st for **Dumpster Day** for the 3rd week of May. It will cost the HOA \$60 for each dumpster and we will order 3 = \$180.
- **Miscellaneous**
 - Greg will research the cost on having private snow removal done by Paul in the neighborhood.
 - Greg will research about adding another dumpster day.
 - Board will look at removing the trees in the two cul-de-sacs and replacing them with more durable trees. Wendy and Kim will research what would be the best replacement tree and get back with Board on their selection.
 - Zachary Newell has agreed to join the Board.

 - **Discussed new board** for the coming year. Toni Bowen President, Wendy Rudderforth-VP, Kim Nixon-Secretary, and Greg Treasurer. Toni Bowen and Wendy Rudderforth will be the check signers.