

Rockwood Homeowners Board Meeting
Monday, February 15, 2021
7:00 p.m.
Via Zoom

Board Members Present: Larry Cole, Heath Harmon, Dawn Atwell, Mike Dickey, Jodie Livengood, Pat Guest, Marissa Krehbiel, Dave McIntire (Agent)

Call to order:

Meeting was called to order by President/Larry Cole. Minutes of HOA board meeting from 1/26/2021 were reviewed. Motion was made by Mike Dickey to accept the minutes, and seconded by Jodie. Minutes accepted into record with unanimous vote. Larry announced there were no new items in President's Report.

Manager's Report:

Dave McIntire reported he is still working to get information on Core Lots. Dawn reported Terry Atwell had some communication with Warren White and that he said he had not received his HOA bill yet. Terry will try to confirm address for Mr. White.

Financial Statement:

Statement was reviewed by the board, and confirmed that Website costs were listed, and previous line item for TLC Lawncare was removed as discussed at last meeting. Mike Dickey brought to board attention that Environmental Turf removed snow even though the depth was lower than the 2" expected earlier this week.

Committee Reports:

Architectural – Pat Guest reported that no additional requests have been received since last session. There has been no follow up by Justin Johnson with regard for color requests. This was confirmed by Dawn. Pat obtained a color fan from Sherwin Williams and will begin working with committee members to compile a list of approved colors for home exteriors.

Neighborhood – Dawn Atwell reported committee is working on a welcome letter. Paola City has not scheduled a city-wide garage sale, perhaps due to Covid. Committee will choose a date for the garage sale, put the date up on the website, and try sending mass emails to HOA members. Plans are being made to put an ad in the local newspaper and distribute flyers throughout the neighborhood. David will ask previous board where the garage sale signs are.

Commons – Mike discussed the common area behind Cole's house that is in need of grass. He stated he had a conversation with Clint from Environmental Turf, and was told that the trees are too dense in that area to be able to grow grass. Options will be explored. Mike will check on options and costs for repairing/removing/replacing the railroad tie retaining wall along the west walking path. It was discussed that some items such as removing barbed wire fencing that is in disrepair along west border could be done by neighborhood volunteers in the spring.

Website – Marissa Krehbiel reports that some minutes from the past couple of years are missing from the website. David will investigate if previous board has paper copies. There are still issues with group emails. After discussion, it was decided Marissa will try setting up Google Workspace email with Larry and David being administrators for passwords. She will report the cost on this – thought to be \$6 per user.

Old Business:

Street assignments and Palmer lots discussions were tabled. Marissa is sending link to committee for review of D&R so members can make comments and recommendations in an electronic format. Discussion will ensue to determine formal changes/adoptions.

New Business:

Commons – Playground is in need of gravel, particularly under the swings. Some equipment is in need of paint. These items will be addressed in warmer weather.

Homes in need of exterior maintenance – It was discussed that some homes have rotting trim, fading/peeling paint and that the board needs to come up with an equitable system for addressing this issue to maintain appearance and home value throughout the neighborhood.

Recycling – Dave and Heath will work on finding solutions for recycling issues. Current system is resulting in recyclable materials blowing throughout the neighborhood on windy days.

Adjournment:

Dawn moved to adjourn the meeting and Heath 2nd – unanimous vote to adjourn at 8:18 p.m.

Minutes Submitted by
Pat Guest/HOA Secretary