

Rockwood Estates and Villas HOA Board Meeting Minutes

Meeting June 15, 2023

Location: First Presbyterian Church, Paola @ 7:00 p.m.

Board Members in attendance: Pat Guest, David McIntire, Dawn Atwell & Leslie Jennings, Lindsey Schultz

Members excused: Kimberly Triplett, Dennis Damron

President Pat Guest opened the meeting at 7:03 p.m.

Agenda Items for discussion:

1. Approval of previous minutes: Moved to accept by Leslie, Lindsey voiced 2nd. Approved.

2. President Report: D&R with changes proposed at last annual meeting has now been filed with the County Registrar. Changes are now formally approved. Next HOA will print and deliver to residents.

2 Board Members resigned. Dave will be effective in August. Dawn will be effective in September.

3. Financial Statements:

After discussion, Dawn moved to accept reports, Leslie voiced 2nd. Voted /Approved.

4. Committee Reports:

A- Architectural:

i) Lot#E68 – Anderson. Certified letter sent about Sod violation. Argument via email that they will follow the City TCO date for completion.

ii) Lot #E25 – Miller fence @ propane tank to be installed within 3 weeks. Board determined that we will waive the fine if done by the end of June. (Noted as complete 6-18-2023)

iii) Lot #E13 – Janes – Letter will be issued requiring them to install shrubs by end of July.

iv) Lot #E32 – Williams – Letter will be issued requiring sidewalk repair. They say that they are waiting on something from the City.

v) Lot #E22 – Simbeck Letter will be issued to request that they 1) finish the fence color change. 2) Present a plan to the HOA to bring their backyard back into compliance with sod.

vi) Lot # ___ Clint Johnson has a window A/C unit on the front of the house. A violation letter will be issued.

B- Neighborhood:

i) 9-16 Picnic will be cancelled due to BOARD member changes

ii) Fall Community Garage Sale will be cancelled due to BOARD member changes

C- Commons:

i) Discussed landscape edging around planter beds at front entrance. Landscaper Travis Hutton did not recommend them. They easily become a nuisance / maintenance item.

ii) Update on retaining wall (at west edge of subdivision.) Dennis is out. Discussion tabled.

D- Website. No changes

5. Architectural Appeals: - None.

6. Lot Owner Complaints: - None.

7. Old Business:

A- Continuous Lawn Maintenance Problems Good results last week, Bad week this week.
Noticed that there were new guys training on the team this week.

B- PODs on Lot E4. Occupants just moved in, the Pods were removed 6-14

C- New Form needed – ARC application – Pat is working on .

8. New Business:

A – New Yard Maintenance bid by Hutton Lawn & Landscaping - Extremely over budget!

B – Dave McIntire turned in his resignation effective in August

C – Dawn turned in her resignation effective in September.

D – Pat will post on the neighborhood FaceBook site the opportunity to join the board.

E – Our Meeting place at the Church will no longer be available after July. Find another location.

F – D&R book printing costs discussed. Dave estimates \$300 for printing. Cost to be approved from funds in savings. Motion to approve by Lindsey, 2nd by Leslie.

9. D&R Revision: Required signatures on file. Submitted the D&R book with changes discussed at 2022 Annual Meeting to be recorded with the County Registrar as an official Update for 2022. President Pat Guest will issue a letter to introduce and deliver with the new booklets. Copies will be printed and delivered to residents by hand, if possible, by mail if needed.

10. Other Items: Annual Meeting for 2023 will be at the Country Club. Date reserved is 12/12/2023.

Adjournment at 8:43pm Moved by Dawn / confirmed by Pat.