

## THE RESERVE AT BATTLE CREEK – Master HOA Board

March 15, 2018 Meeting Minutes

**Called to Order:** 7:00 p.m. 8:40 p.m.  
**Present:** Janet Bassett, Sammi Alford, Nancy Bishop, Ty Frederick, Larry Falgiani,  
Dorothy DeBorde and Kelli Simpson-Lembo  
**Location** Communication Credit Union  
**Next meeting:** April 19, 2018 at Communication Credit Union

---

### I. Minutes

Minutes from the previous meeting held on February 22, 2018 were distributed by email and approved by the Board Members. These are posted on our website.

### II. Treasurer's Report

- Dorothy gave the Treasurer's Report and noted that the year to date budget showed that we are \$2652.03 in the black which was, in part, a result of the water bills being in line with the budget since the leaks are now repaired. Total cost for water this month was \$27.75, due to water being off.
- Dorothy also had tax information prepared by Jack Abbott and the cost for preparation was \$170.00.

### III. Landscaping Report

- One evergreen and two Merlot Redbuds will be planted in The Reserve area and will be planted by Ryan Lawn and Tree. Merlots are a new hardier Forest Pansy Redbud. Same purple foliage with purple blooms. They will be 8' tall. Cost is \$300 for each Merlot tree and planting. Pine will also be 8' tall. Cost for Pine tree and planting is \$460.00.
- The pine will be planted at the 51<sup>st</sup> entrance and the Merlot Redbuds will be planted on Indianapolis and Ironwood.
- The pile of debris left by the developer uphill from the large pond will be removed once a vehicle can be safely driven on the soggy ground. As of today, the ground is still too wet to drive on.
- Ty reported that the mulch has already been completed and looked good. 109 trees were mulched at the cost of \$577.50.

### IV. HOA Report

- Amy was not in attendance for the meeting, HOA report was tabled to next month.
- Amy spoke with board before the meeting stating that the homeowner was willing to remove the outbuilding and was in the process of doing so.

### V. Old Business

- Lights not working properly at 51<sup>st</sup>, need to hand dig a trench for the new conduit and wire all the lights. Larry motioned for Houchin Electric to do the work, Sammy seconded.
- Elm and Elm corner property belonging to the city, Janet will contact city to see if we would be allowed to clean up and plant items.

### VI. New Business

- L-Shaped pond has lots of debris, Nancy and Sammy volunteered to clean it up, along with Ty and Larry.
- Janet will contact Lori Gracy and see if she will be willing to update the newsletter and have it ready to go out in late April or early May.

- Garage sale will be scheduled for the third Saturday in May.
- HOA meeting at Stony Creek was very disappointing, it was located in the Big Conference room, looked more like vendors and an expo.
- Lisa Ford from Broken Arrow Police Department suggested neighborhood signs, no solicitors to be located on light poles.
- Annual Homeowner's meeting to be possibly scheduled for August 14<sup>th</sup>, 2018, prior to school starting, trying to get more young couples involved. Nancy will look into the date.
- The website will need to be updated, will contact Mike Love.

## **VII. Adjournment**

- All business being concluded, the meeting was adjourned at 8:40 p.m.