

# Huntington Park HOA Annual Meeting Minutes 2023

Tuesday, May 16<sup>th</sup>, 2023, at 5:30 pm  
Champions Run

1. Introduction of Board Members – Outgoing Board President opened the meeting at 5:30 pm. Introduction of board members. Outgoing board members, Jim Kamm and Tony Duckworth were not able to be at the meeting. The board thanks them for their service to the community.
2. Accomplishments and Future Goals – The HOA has had several accomplishments over the past year and many projects are being planned for the upcoming year. The street project is finished. There was a problem with the lights on Burdette, Patrick, and Blondo Street. New light fixtures were put in and are now all working. New holiday lights will be up this year. Resurfacing of the tennis courts. Pickleball striping was also added. The biggest project was tree trimming. Trees were taken out and stumps removed. A new landscaping project has started just south of Spencer Street. New trash cans and benches were added to the trails. The board also worked very hard this year on the new park design for Huntington Park.
3. Park - A new Park design was shown to the homeowners and presented by Debbie Jensen. The colors of the playground were identified and will match the trash cans and benches. The old structures will be removed or replaced except for the swing frame which will be refreshed and reused. A new surface will be utilized that will be safer for homeowners and children. New structures and placement were presented for all ages. The city has a lot of requirements for parks and Huntington Park is working with the city to make sure that all requirements are being met. We are in the engineering phase of this project.
4. Financials – Mike Salerno Treasurer- There were a lot of CDs that Huntington Park had at several different Financial institutions. 1.2 million dollars are currently in CDs and money market accounts at 3.56 and have been consolidated to 1CD. The board has concentrated on the expenses, cutting costs, and improving efficiency with Lamb HOA. The board is keeping its

eyes on rates to get the best possible return for the HOA. The board will be staggering the CDs so that one will come up each quarter. There will be cash on hand for any capital improvements needed. Most of the funds that were spent last year out of the budget were on the trees. The street project was under budget. For 2023 Huntington Park will be in the black not in the red and hopefully making a little money unless something were to happen that is not expected.

### **Questions-**

- There are still dead trees around the neighborhood that were identified by homeowners and the board asks that you take a picture and send them to Lamb for the board to address.
- Will fence rails be replaced? The fence rails are in back order, but all will be replaced as soon as possible. The board is hoping for the Fall.
- Is there an estimated time that the park will be completed? – No, we are in the engineering phase and the city is very specific about its requirements.
- What is the cost of the playground project? The cost is not completely clear yet, however, the board is trying to keep the project at around 400,000. This will not be an annual expense. There will be warranties in the beginning, so maintenance will be long-term.
- The condition of the streets will be addressed. Lou Andersen will be addressing this later in the meeting.
- There was a concern about cars parking on the streets. If cars do not move for more than 3 days on the street, please contact Lamb HOA.
- Is there a plan for the mailboxes? Mailboxes are not addressed in the covenants. The board is looking at a solution, but if it not being in the covenants the board will consider several possible options.
- Trash cans are being left in the driveways. The board is continuing to work on informing homeowners that it is against the covenants to leave their trash cans out other than on designated trash pickup days. Lamb does a monthly drive-through to identify homeowners that are in violation. The policy is a homeowner gets three letters regarding a violation and then the HOA attorney gets involved.

- Speeding cars were discussed. Homeowners can put out kids playing slow down signs. Speed bumps were discussed, and it needs to be discussed with the city.
- There was a concern regarding the placement of the benches along the trail. The benches were placed a specific placement from each other along the trail to accommodate people that utilize the trails.
- Who is responsible for the trail upkeep? The board always starts with the city and then the board explores its options.
- There are missing statues, will they be replaced? There are some in the storage unit, however, some are broken. The board will try to have as many replaced as possible.

#### 5. Streets- Lou Andersen

The SID maintained the streets before Huntington Park was annexed. Once annexed the responsibility went to the city. The expectations of the homeowners are a lot higher than the expectations of the city. Managing streets is expensive and the city has less funding than the expectation of the neighborhood. In some places the fixes are substantial. Lou and Jim met with the city representative and drove the streets to assess what was needed. The city agreed that the streets need attention. Burdette and Patrick should be replaced by the city, hopefully by December. There is a new street preservation bond that will be presented and approved this year. Go to the city council meeting or contact your city councilmen to make sure this goes through.

6. Events – Erica spoke about future events occurring in the neighborhood. Saturday there is a shredding event. 10 -1 at the tennis court. June 2 – 4 neighborhood garage sale. The fall festival will be in October and more information will be sent out as the event gets closer. Please share any ideas that you have with Lamb or the board.

#### 7. Introduction of Nominees – Mark Lapuzza

- a. Mark discussed the bylaw change regarding the term of board positions. The bylaws will now state that the terms will all be three years, with three positions turning over each year.

b. The three nominees stood up and introduced themselves and talked a little bit about themselves.

8. Announcement for Nominee Winners – Ballots were not needed because there were three nominees and three positions open. It was motioned and seconded to elect the three nominees. This was approved with no opposition.

Please welcome Lou Andersen, John Donahue, and Doug Petersen. Mike Lustgarten and Jordan Peterson were appointed to the board to replace open positions before the annual meeting.

9. Adjourn 6:27 pm

Respectfully submitted by Elizabeth Boyer  
Property Manager Lamb HOA