

NEWMARK BROOKING FIRST POOL ASSOCIATION
Annual Meeting - Executive Body
2016, November 13, Sunday - Corporate Minutes

Kansas City MO 64155

Attending Board Officers: Mike Thomas-Pres, Brian Bonebrake-VPres, Tom O'Donnell-Sec,
Quinn Gregg, Pamela Smith

Attending Residents: Linda Calcote, Gwen Conroy, Cheryl Edmondson, Robert Goodack, Linda Gregg,
Paul Hinson, Patti Kanatzar, Steve Nechvatal, Melvin Olson, Louis Reale, Norma Sollman,
John & Karen Spottswood, Roxanne Weaver

Call to Order: 7:00pm.

□Financial: Checking account balance = \$1,935.07 on 10/31/16, while covering all current expenses and contracts. Money Market account balance = \$15,557.86 on 10/31/16. All financial reports submitted by the accounting firm of Dominic Cusimano CPA LLC, Kansas City MO, received and accepted as the permanent record.

□Expenses by Vendor Summary: January 1, 2016 to November 13, 2016. \$94,167.46 total. The itemized list gave amounts per vendor companies and entities. Presentation was given by President Mike Thomas with projected documents on the large screen television monitor. Printed hard copies were handed out. The documents were received and accepted as the permanent record. There were no legal expense paid this year and accounting costs were reduced from last year. The 2017 draft budget was presented and discussed. The final budget will be voted on during the December meeting.

□Collections: The board is continuing to work to reduce the number of delinquent accounts in the neighborhood. There are currently 22 delinquent accounts which the board is working on, down from nearly 40 at this time last year. The board has also successfully resolved several multiyear delinquent accounts and has brought those properties back into good standing.

□Garage Sales: The board is planning to handle the garage sales next year in a similar manner to how they were handles this year. The plan is to try and set the date to match sales in surrounding neighborhoods to generate more traffic. Once a date has been set it will be posted.

□Pool: A motion from the floor was made to allow the New Mark Swim Team an option to conduct their 2017 swim meets at our pool. Upon second, a discussion followed. The motion was tabled with intent to meet in the Spring with the swim team's Board. The motion, further discussion and vote will occur within a monthly meeting prior to the practice season beginning.

□Grounds: Mowing. All Seasons Lawn and Landscaping, Kansas City MO, has confirmed their offer to service our account in 2017 at the same price as 2016. The estimated number of grass cuttings for all public areas is 22 times. Resident Melvin Olson requested the opportunity to propose mowing services. An invitation to bid will be sent to him and a will be sent out to anyone else interested in submitting a bid. The board plans to review and accept a bid by the end of this year.

□New Residence: There was a brief discussion about how information on the HOA is being provided to new property owners in the neighborhood. All information is posted on the website, and the board is going to consider additional means of contacting new residences to welcome them and provide them with information about our HOA and the neighborhood.

□Elections: The floor was opened to candidate nominations. Voting transpired. The following are the results of the voting, with all members receiving unanimous votes:

Executive Board:

- President - Mike Thomas (2017-2018)
- Vice President – Brian Bonebrake (2017)
- Member at Large - Paul Hinson (2017-2018)
- Member at Large - Norma Sollman (2017-2018)

Board of Directors:

- Patti Kanatzar (2017-2018)
- Steve Nechvatal (2017-2018)

□Speeding: Speeding continues to be an issue in the neighborhood, especially along Campbell. The board plans to contact the city to see what options are available to help reducing speeding beyond just occasional patrols by the police department.

□Annual HOA Dues: Yearly dues are \$350. All inquiries to the Board and Accounting firm regarding payments are handled quickly and discreetly. Assessments, being unpaid, constitute additional late fees, as-well-as possible lien placement on the lot for which it is owed. A complete description of the Assessments and Liens on Real Estate is available at: newmarkhoa.org. Processing time for dues payments is between 2 to 3 weeks and the board is not anticipating the longer delays that were seen last year.

□New Mark First Pool Covenants and Restrictions: “Section 9 - Exterior Appearance”. Homes that fall outside of compliance described in the documents “Declaration of Restrictions”; referenced at: newmarkhoa.org. Enforcement within legal code(s) aligned with the municipal and county statutes.

Meeting adjourned at 8:45pm.