



PO Box 112
Shakopee, MN 55379

Evergreen Homeowner's Association Board of Directors Meeting

May 14, 2015

Meeting called to order at 7:08 pm.

Present: Board members Gary Meyer, John Williams, Jackie Schmiedlin and Nancy Mitchell. Homeowner Chad Levin was also present.

Motion was made and seconded to approve the minutes from the April 9, 2015 meeting as written.

Motion was made and seconded to approve financial reports as of April 30, 2015. Our Voyager checking account had a balance of \$25,740.32. Our Voyager CD is for \$10,050.90. Our savings account balance is \$27,211.84. Net expenses in April were \$2,441.40. Net income for April was \$5,540.62. We are owed \$6,947.00 in back dues.

Old Business:

Driveway replacement – We received the invoice for the recent driveway replacement. Total \$37,640 needs to be paid by the end of May 2015.

Tupy – We have a court date for end of May regarding our \$3702.20 judgment.

Jerry's Lawn Service – tree removal spots and holes dug in the yard have been filled/seeded. Please ensure that your children or pets are not creating holes in the yard.

Handyman- we have a handyman who will be coming out to complete repairs identified last fall. Repairs include tar patching, fence repair, fascia, garage trim and some downspout extensions. These repairs should be completed by the end of May. We appreciate everyone's patience.

New Business:

Chad Elvin – discussed need to either trim or remove the tree hanging over his/his neighbor's decks. Allergies and messy droppings throughout the spring and summer given as reasons. Board will get a quote from Paul Bunyan tree service. Chad volunteered to pick up light bulbs for the lampposts on south Polk. He will be reimbursed for this purchase. Thank you, Chad! Homeowner support and involvement strengthens the association.

New deck for 2051 13th Ave. – Board approved new street level deck to be built at 2051 13th Ave.

Vandalism – As newly seeded areas were being watered behind 2064 13th Ave, the hose was cut. All acts of vandalism need to be reported to the police. Please contact a board member if you have questions or concerns, or have been a victim of vandalism.

Association water faucets – There is an association-owned, maintained water faucet on the end of each housing unit. These are separate from the homeowner's water systems and the association pays for all water used from these faucets. They are specifically for watering grass and trees. If your unit has one of the association faucets, your responsibility is to turn it on in the spring in order to maintain our communal landscaping and then drain/shut off the faucet in the fall to prevent freezing over the winter. Association will have plumber repair faulty shut off for our faucet at 2056 13th Ave. If you have questions or concerns, please contact a board member.

Accounts Receivable/Past Due- It was moved and seconded to write-off \$1,727.00 debt resulting from a foreclosure/sale. We have been unable to procure a judgment, as we cannot locate the past homeowner. Our April 2015 financial report indicates the past due receivables totaling \$6,947.00. The high past due receivables can impact the ability of a prospective homeowner to secure a mortgage, not to mention the impact on our cash flow. Our process for dealing with past due accounts receivable is as follows:

- 1) We prefer to work with home owners if payment of dues will not be on time. Please contact a board member if you need to establish a payment plan.
- 2) 60 days without payment or communication - home owner will be contacted and payment plan requested. This will be followed up with monthly reminders.
- 3) After 5 months with 0 payment or if payment plan falls through, we will file to create a judgment, thereby protecting the interests of the association.

Meeting adjourned at 8:04 pm.

Next meeting will be held Thursday, June 11th, 2015, at 7:00 pm at John Williams, 2062 13th Ave.

Reminders: All work that will be the association's responsibility needs to be approved by the Board BEFORE work begins. This is a part of our by-laws and MUST be followed to receive payment.

******Please make all comments, complaints, or requests in writing to the board, or attend any meeting.***

Evergreen Homeowners Association Board of Directors

President: Gary Meyer
2051 13th Ave W
952-445-1668
gary-meyer@comcast.net
term ends August 2015

Vice- President: John Williams
2062 13th Ave W-935-8059

206213th@gmail.com
term ends August 2015

Secretary: Nancy Mitchell
1288 Polk St S
612-508-9778
Nmittell2250@gmail.com
term ends August 2015

Treasurer: Sam Carlson
1276 Polk St S
952-403-1428
gjcarlson33@gmail.com
term ends August 2016

Board Member: Jackie Schmiedlin
1278 Polk St S
952-233-4151
jschmiedlin@gmail.com
term ends August 2016

Accountant: Riki Anderson
952-758-3903
riki@bevcomm.net

Evergreen Homeowner's website: www.garycmeyer.com/evergreen

Insurance Carrier:
American Family Insurance
Bob Loonan, Agent
1221 Fourth Ave E
Shakopee, MN 55379 952-445-8100