

Hickory Ridge Subdivision Homeowners' Association
The Retreat at Hickory Ridge Homeowners' Association
Board Meeting 6:00pm, January 23, 2023
Virtual Meeting

1. Establish Quorum
 - a. David, Jill, Dan, Ron, Denise, Wendy, Craig present
 - b. Meeting called to order at 6:05pm
2. Approval of Previous Minutes
 - a. Minutes were sent out via email prior to the meeting
 - b. Board approves minutes
3. Financials
 - a. Hickory Ridge Open - Nov. \$26,181.07, Dec, \$35,362.91
 - b. Hickory Ridge Close -Nov. \$35,362.91, Dec. \$53,259.65
 - c. Retreat Open - Nov. \$5,475.04, Dec. \$7,449.07
 - d. Retreat Close -Nov. \$7,449.07, Dec. \$15,178.04
 - e. Dues started to be paid in November
 - f. Had prizes for Xmas contest as an expense for subdivision, \$100, \$50, & \$25 in Dec.
 - g. Paid pond maintenance for 2023 in full in December
 - h. The expense of fixing the flooded area of the pond will be paid in January.
 - i. David asked to switch to accrual instead of cash for our financial reports since we file taxes based on accruals.
 - i. Wendy prefers cash for our report rather than accruals but David is able to access the accrual reports
4. Old Business
 - a. Back Pond
 - i. Work is near completion, Axe will return in Spring to finish
 - ii. Matting over the eroded area is holding so far
 - b. US Lawns
 - i. If we pay the full amount upfront we will receive a 5% discount, US Lawns will invoice in Feb.
 - ii. Motion was made and approved to pay US Lawns in full so we can receive the discount
 - c. Front Sign
 - i. Going to table this issue until Spring, the board to look into doing the work themselves
 - d. Christmas Decoration Contest
 - i. Winners were announced via Facebook and contacted.
 - ii. Prizes were distributed. One homeowner has not picked up a prize yet.
5. New Business
 - a. Republic Contract
 - i. Current contract is ending.

- ii. New contract quoted at \$16.69/house (combined bill trash and recycling), \$11.69 trash + \$5 recycling
 - 1. 3 year contract (5 year contract is available)
 - 2. 10% increase per year
 - 3. Possibly get a discount on a big dumpster for the neighborhood once a year
 - iii. TrashKans gave us a quote of \$20/house
 - iv. Motion made and approved to sign a contract for 3 years with Republic
 - v. Need to make a Facebook post on proper placement of trash cans, and recyclables need to be loose
 - b. Meetings
 - i. Should the schedule stay the same, do we want to meet every month?
 - ii. Management contract is for 4 meetings per year (including annual meeting)
 - iii. Motion made and approved to start meeting quarterly instead of monthly.
 - 1. Will meet in March, June, Sept. (annual mtg), Dec.
 - 2. Next annual meeting will be on a weeknight
- 6. Open Discussion
 - a. Dan to contact Star about staking easement
 - b. No ACC requests to report
 - c. Discussed drainage issues in the neighborhood
- 7. Closed Session
- 8. Set next meeting date
 - a. March 13th next meeting, 6pm via Zoom
- 9. Meeting adjourned at 6:55 pm