

John Dan, Sec

HOA Meeting Notes

April 13, 2026

Meeting was called to order by Janet Pivarnick, President. Present were 5 board members which were a quorum for voting on issues.

The meeting notes for March were read by Janet Pivarnick and approved by the board.

Financial Report:

- A summary of the financial report is as follows:

Operating account balance at Dana Properties \$33312.92,
checking account balance \$18,916.26, 1 CD for
\$10,679.95, late fees were \$3563.99, fines were \$100.
Prepaid HOA dues \$328.11 ✓

- HOA dues outstanding: 67489.31
- Expenses for March were 3785.36.

Budget Discussion:

- An old used pump was sold for \$100.00. There are still two other pumps and three motors available for sale.

Old Business:

- No new bids have been obtained on restoring the basketball court or the tennis court.
- Regarding a recent burglary, the person that stole the items has been apprehended.
- The torn mesh from the pool and tennis court areas has been removed at a cost of \$50.00.
- Hearings are still being held concerning violations of HOA bylaws and fine policy.

New Business:

- There have been several suspicious incidents in the neighborhood. There have been incidents in which unknown persons have been recorded on cameras taking pictures of properties and camera systems. This indicates that we may be targeted for burglaries. It is important to

make reports to the police so we can get increased patrolling.

- One board member has resigned due to health reasons. A volunteer is needed to join the board and finish that person's term.
- Pool inspection is scheduled for April 24, 2026. If all goes well, the pool will be opened in May and will be kept open until the fall.
- Janet reminded attendees that a community meeting on April 20, 2026 regarding plans on Frontera traffic mitigation.

Open Forum:

- Several persons discussed their concerns regarding the suspicious incidents.
- The late fees that were assessed for not paying the full year's dues in January have been eliminated.
- A third letter will be sent to homeowners that owe over \$1000.00 and have not paid or made payment arrangements.

As there were no other issues to be discussed, the meeting was adjourned.

