

HOA Annual Association Meeting Minutes

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11/13/2014

Attendees:

Board Members Present: Aaron Bloomquist, Neil Ellis, Daryl McLinden, Stephanie Wolf

CMG Management Present: Heather Jenness

Other Members Present: Tom Bell, Bill Borrell, John Bosacker, Nate DaKam, Lori Dinnis, Neil Ellis, Art Galvan, Lisa Hokkanen, Laurie Koenig, Dave and Kathi Koester

Meeting Minutes

Meeting called to order at 7:02pm.

Minutes from prior meeting were motioned for approval. Lisa motioned for a vote, Neil seconded and all voted to approve meeting minutes from 11/13/14.

Aaron kicked off meeting, did introductions of board members and confirmed we had a quorum requirement of 10% of homeowners participating in person or via proxy based on historical meeting minutes. [To See Older Docs Referencing 10% Quorum](#)

Treasurer's Report:

- Aaron reviewed Significant Accomplishments for 2014
 - Neighborhood Engagement – rolled out NextDoor social media website to neighborhood. Currently have 171 Longacres homeowners participating in informal communication exchange.
 - Galpin Entrance Landscaping upgrades - Landscaping Committee worked to create recommendations for entrance improvements which the Board approved. Landscaping Committee coordinated efforts to pull out dying junipers in fall of 2013 and then monitored new plantings for both intersections this past summer. They monitored new bush plantings throughout the summer to ensure they had adequate watering and then coordinated replacement of a few bushes as necessary.
 - 41/Longacres Landscaping – Replaced new trees on center island that did not make it through winter and removed dying tree on north side of road. Landscaping Committee monitored watering of new plantings at this intersection during summer.
 - Galpin/Longacres lighting – This intersection has had repeated issues of breakers being tripped. Replaced all wiring between stone posts and center monument at this entrance and added conduit under the Longacres road to protect the wiring.
 - Purchased and installing “Free Little Library” in the East Park to promote community and reading.
 - Engaged with Carver County Watershed District to evaluate the benefits of phosphorus runoff management and options in LHOA stormwater ponds

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- Bi-annual staining of Galpin privacy fence.
- Minor maintenance including: tree trimming, split rail fence repairs, installed locks on all dog houses to prevent injury and vandalism, weed killing on tennis courts,
- Volunteers hosted National Night Out which had 100+ attendees, games, crafts, race/parade and treats.
- Volunteer coordinated Annual spring clean-up and maintained supply of doggy waste bags.
- Volunteer coordinated driveway sealing special pricing for homeowners.
- Architecture Review Committee reviewed and approved 17 homeowner enhancement requests.
- Upgrades Longacres website (<http://longacreshoa.com/lhoanews/>) to latest release level to apply security patches.
- Hired HG&K Auditors to perform audit on 2013 financials. Results were clean with no issues.
- Aaron reviewed 2014 financials.
 - Financials in good shape and the actuals are tracking to budget.
- Aaron reviewed 2015 budget. Objective is to breakeven income and expenses but have adequate reserve funds for future capital repairs.
 - Plan to increase annual dues by \$10 from \$441 to \$451 which is a 2% increase.
 - No planned major expenses 2014. Forecasted to move \$20,000 funds into Reserves in 2014 for future capital reserves. Reserve expenses planned for 2015.
 - Tennis court resurface
 - Landscaping/tree replacement
 - Galpin/Longacres monument
 - Storm water Pond buffer
 - Playground evaluation

Architecture Review Committee:

- Reviewed and approved 18 applications. Lisa and Lori reviewed the year and said there were no significant issues in 2014.

Election of New Officers:

- Have 2 board members that need to be elected. Art Gavin and Lori Dinnis volunteered and were elected to the board.
- Board Members for the 2015 calendar year will be: Art Gavin – President (term ends 2017), Neil Ellis – Secretary (term ends 2016), Daryl McLinden - Treasurer (term ends 2016), Lori Dinnis – VP (term ends 2017) and Greg Kassebaum – VP (term ends 2015)

Homeowner Open Forum:

- Concern with look of old mailboxes that haven't been replaced is frustrating for some homeowners. They would like to see everyone to upgrade to the new standard.

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- Recommend spending money on solar-powered speed sign that shows actual speed to reduce excess speeding in the neighborhood. Cost estimates were \$3500-5000/per sign. Group recommended purchasing 2-3 signs. Or explore installing portable speed bumps.
- Christmas light volunteers would like to retire. A few new people volunteered to help with Christmas lights this year.
- Recommend purchasing new garbage cans at the parks with lids to reduce smell and bees in the garbage.

Tom motioned for close, Neil seconded. Everyone voted in agreement.

Confirm next meeting date:

- 1/28/15, Wednesday – Board Meeting – 6:30pm-8:00pm – Neil’s house – 7284 Bent Bowl Trail
- 4/15/15 – Wednesday – Board meeting – 6:30pm
- 6/17/15 – Wednesday – Board meeting– 6:30pm
- 8/19/15 – Wednesday – Board meeting– 6:30pm
- 10/14/15 – Wednesday – Board meeting– 6:30pm

Meeting adjourned at 8:17 pm.

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	Key Events & Capital Improvements
2014	<ul style="list-style-type: none">○ Neighborhood Engagement – rolled out NextDoor social media website to neighborhood. Currently have 171 Longacres homeowners participating in informal communication exchange.○ Galpin Entrance Landscaping upgrades - Landscaping Committee worked to create recommendations for entrance improvements which the Board approved. Landscaping Committee coordinated efforts to pull out dying junipers in fall of 2013 and then monitored new plantings for both intersections this past summer. They monitored new bush plantings throughout the summer to ensure they had adequate watering and then coordinated replacement of a few bushes as necessary.○ 41/Longacres Landscaping – Replaced new trees on center island that did not make it through winter and removed dying tree on north side of road. Landscaping Committee monitored watering of new plantings at this intersection during summer.○ Galpin/Longacres lighting – This intersection has had repeated issues of breakers being tripped. Replaced all wiring between stone posts and center monument at this entrance and added conduit under the Longacres road to protect the wiring.○ Purchased and installing “Free Little Library” in the East Park to promote community and reading.○ Engaged with Carver County Watershed District to evaluate the benefits of phosphorus runoff management and options in LHOA stormwater ponds○ Bi-annual staining of Galpin privacy fence.○ Minor maintenance including: tree trimming, split rail fence repairs, installed locks on all dog houses to prevent injury and vandalism, weed killing on tennis courts,○ Volunteers hosted National Night Out which had 100+ attendees, games, crafts, race/parade and treats.○ Volunteer coordinated Annual spring clean-up and maintained supply of doggy waste bags.○ Volunteer coordinated driveway sealing special pricing for homeowners.○ Architecture Review Committee reviewed and approved 17 homeowner enhancement requests.○ Upgrades Longacres website (http://longacreshoa.com/lhoanews/) to latest release level to apply security patches.○ Hired HG&K Auditors to perform audit on 2013 financials. Results were clean with no issues.
2013	<ul style="list-style-type: none">○ 41/Longacres Entrance upgrade - Landscaping Committee worked to create recommendation for 41/Longacres entrance improvements. They

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	<p>researched and received vendor bids. Committee recommended vendor and solution. Board reviewed and approved. Entrance was upgraded during the summer with significant improvements. Landscaping Committee continued to monitor new plantings throughout the summer.</p> <ul style="list-style-type: none"> ○ Add irrigation along 41 berm ○ Upgraded lighting at all entrances to improve reliability, installed consistent LED lighting for future maintenance ease. Added new outlets as needed for holiday lighting. ○ Completed playground certification on East and West Park playground equipment. Resolved minor safety issues. ○ Volunteers and vendor removed dying junipers at the Galpin entrances. ○ Addressed clean-up issues in ponds ○ Worked with City of Chanhassen to resolve issues from water main break at Galpin/Hunter entrance including repairing electrical, irrigation and landscaping. ○ Volunteers hosted successful End of School year party and National Night Out events. ○ Architecture Review Committee reviewed and approved 17 homeowner enhancement requests.
Spring/Summer 2012	<ul style="list-style-type: none"> ○ Replaced basketball hoops and made hoop height adjustable in East park ○ Seal coated walkways in the parks ○ Added pea gravel in parks ○ Upgraded mailbox designs ○ Gazebo base repair and new landscape around gazebo ○ Trees removed and replaced at Galpin/Hunter entrance ○ Painted privacy fence on Galpin ○ Replaced wiring at 41/Longacres entrance ○ Additional mulching at 41 and Longacres entrance ○ Insurance review and reduced cost ○ Pressure wash/coat, sand, seal wooden benches in West park ○ Completed Reserve Analysis to project capital expenditures ○ Painted all the electrical boxes a uniform color ○ Architecture Review Committee reviewed and approved 12 homeowner enhancement requests.
Spring/Summer 2011	<ul style="list-style-type: none"> ○ Transitioned to Cornerstone Management Group (CMG) as our management company. ○ Resurfaced basketball and tennis courts ○ Removed and replaced several dead trees ○ Resurfaced all monuments and lantern lights at each entrance ○ Removed and cleaned up over-growth at entrances ○ Mulch re-fresh and clean-up at entrances
2010	<ul style="list-style-type: none"> ○ 3-rail fence repair ○ Electric repairs ○ Tree problems ○ Transition to 3 year management contract
2009	<ul style="list-style-type: none"> ○ New Fountain at Harrison Hill Longacres ○ Relocate old fountain to West Park

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	o Clean out pond at Harrison Hill Longacres of Buildup
October 2008	Install trees on common areas
September 2008	Galpin/Hunter Drive installation of irrigation, boulder wall & trees
September 2008	Paint East Park Gazebo
August 2008	West park Pond Restoration
May 2008	Resurface Tennis Courts
November 2007	Trees (25) to be installed on common areas
November 2007	All Three entrances – major electrical overhaul
September 2007	Galpin Fence Replacement – Destroyed in wind storm (500' of 1200') Insurance covered all but staining
January 2006	Electrical Repairs @ entrances
March 2006	www.Longacreshoa.org Website implemented – replace mailings
April 2006	Pond Cleaning – remove problem brush
April 2006	Landscape Cleanup – parks and cul-de-sacs
Mat 2006	Tree Service for Pines along Highway 41 – stop disease/fungus
May 2006	Increase mowing areas: Galpin Road + Hwy 41 Berm
May 2006	Fix erosion problem @ east park
May 2006	Extended sprinkler systems along Galpin Road
June 2006	Fill in gap in fence along Galpin Road
June 2006	Highway 41 Entrance Landscape Improvements
June 2006	East Park Juniper replacement along 3 rail fence
June 2006	Longacres/Galpin Entrance Landscape Improvements
June 2006	Hunter/Galpin Entrance Landscape Improvements
July 2006	Fix Drainage problem at north end of Galpin Road
July 2006	Pond maintenance and Fountain @ Harrison Hill/Longacres including electrical service installation
October 2006	Pond Restoration - West Park and Longacres/Harrison Hill – remove sediment from new development
January 2005	Yoberry Farms proposal to Chanhassen City Council – Through street from Highover Drive to Gunflint Drive proposed.
March 2005	Annual RFP for Lawn Maintenance Complete – Community Development recommends Goodfellows vs. Concierge, Board Approves recommendation.
April 2005	Community Development (management company) recommends “Finance Only Option” ; Board accepts proposal.
April 2005	Chanhassen City Council rejects Yoberry Farms proposal for thru street from Highover Drive to Gunflint Drive.
May 2005	Fence along Galpin destroyed in wind storm (700' of 1200')
August 2005	Fence along Galpin Replaced (700 feet) (insurance claim)
August 2005	East Park Junipers winter kill replaced
August 2005	East Park sprinkler system upgraded
August 2005	Pond Maintenance Pilot conducted : Results - unsuccessful
September 2005	Trees at Longacres/Harrison Trail replaced/added