

Silver Pine Ridge HOA – Meeting Minutes

Date: March 11, 2025

Attendees: Bruce, Joe, Mike

1. Financial Management

- **Outstanding Dues:** Three homeowners still owe \$445 from last year. A final notice will be sent warning of lien action if unpaid by **April 15**.
- **Current Dues:** Between 6–10 payments received so far; current balance around **\$76,500**.
- **Statement Delivery:** Clarification needed on whether statements are sent via **email** or require access through a **portal**.

2. Neighborhood Maintenance & Development

- **Financial Goal:** Targeting a **\$50,000** reserve by year-end.
- **Mowing:** Boley will continue mowing; no rate increase. Cost comparison with nearby HOAs noted.
- **Overpass Project:** Scheduled to begin **Spring 2025**; potential traffic impact discussed.
- **Tree Management:** Trees to be evaluated after budding. Property lines may need to be confirmed and arborist to be consulted.
- **Entrance Landscaping:** Plans to enhance entrance with **low-maintenance perennials**.
- **Dead Trees:** Addressing hillside tree issues near **Jay's property**.

3. HOA Policy & Budget

- **Fines:** No new fines to be implemented unless necessary.
- **Budget Planning:** Review and understand previous year's budget; focus on controlling costs like **insurance and maintenance**.
- **Brick Wall Repair:** Bid to be obtained to fix a dip in a brick wall.
- **Resident Requests:** Includes honeysuckle management and other maintenance needs.
- **Community Support:** HOA will consider a **financial contribution** to a neighborhood event if hosted again.

Action Items

- Send final notice to 3 delinquent homeowners by **April 15**.
- Confirm delivery method of financial statements (email vs. portal).
- Start tree management after budding; consult arborist.
- Verify property lines for tree work.
- Address dead trees near Jay's property.
- Get landscaping quote for entrance improvements.
- Review full budget and plan for expenditures.
- Obtain a bid for brick wall repair.
- Address honeysuckle concerns.
- Discuss potential financial support for subdivision event.