**Heritage Brook**

**HOA Board Meeting Minutes**

**Date:** 20 March 2025

**Time:** 6:00pm - 6:40pm

**Place:** Hope Church at 1661 Balch Road

**Attendees:** See Exhibit A

**Presentation of Reports**

1. Reviewed and Approved last Board Meeting Minutes for 12 Sep 2025
2. Reviewed Treasurer’s Report – See Exhibit B

**Discussion Topics:**

1. Several Homeowners discussed increased traffic on Heritage Brook and regularly parked cars on the street in front of 112 & 146 Heritage Brook. They asked the Board to check if notices have been sent to these houses and how late fees are charged.
2. Reminder to pick up after walking your animals!
3. The Heritage Brook Spring Yard Sale will be 16-17 May 2025 from 8:00am – 4:00pm. There will be signs put up for this community yard sale and everyone is welcome to participate.
4. The board will try to obtain quotes for benches, dog park, and playground ideas for the treed common area on Heritage Brook by June 2025.
5. Question was asked “Is it possible to get another Speed sign on the West to East direction of Heritage Brook?”
6. 2025 Budget was Approved. 27 out of 108 households have paid their 2025 Annual HOA dues. Late Fees will be applied to these households.
7. Need to find a new Representative for the Welcome Committee. Betty will ask Brittany about how the Board gets notified of new homeowners and how new homeowners are informed about the Heritage Brook HOA.
8. Discussed the possibility of a Heritage Brook Block Party for September 2025.
9. Election notices were not mailed out this month. The Board will inquire about the option of 2–3-year terms instead of every year due to lack of volunteers.
10. Robbie Amador retired and offered his time/services for any landscaping needs for the neighborhood.
11. A young coyote was spotted near 123 Heritage brook. Be careful with your small animals being outside.

These minutes were prepared by Beth Hodnett, Secretary, on 24 March 2025.

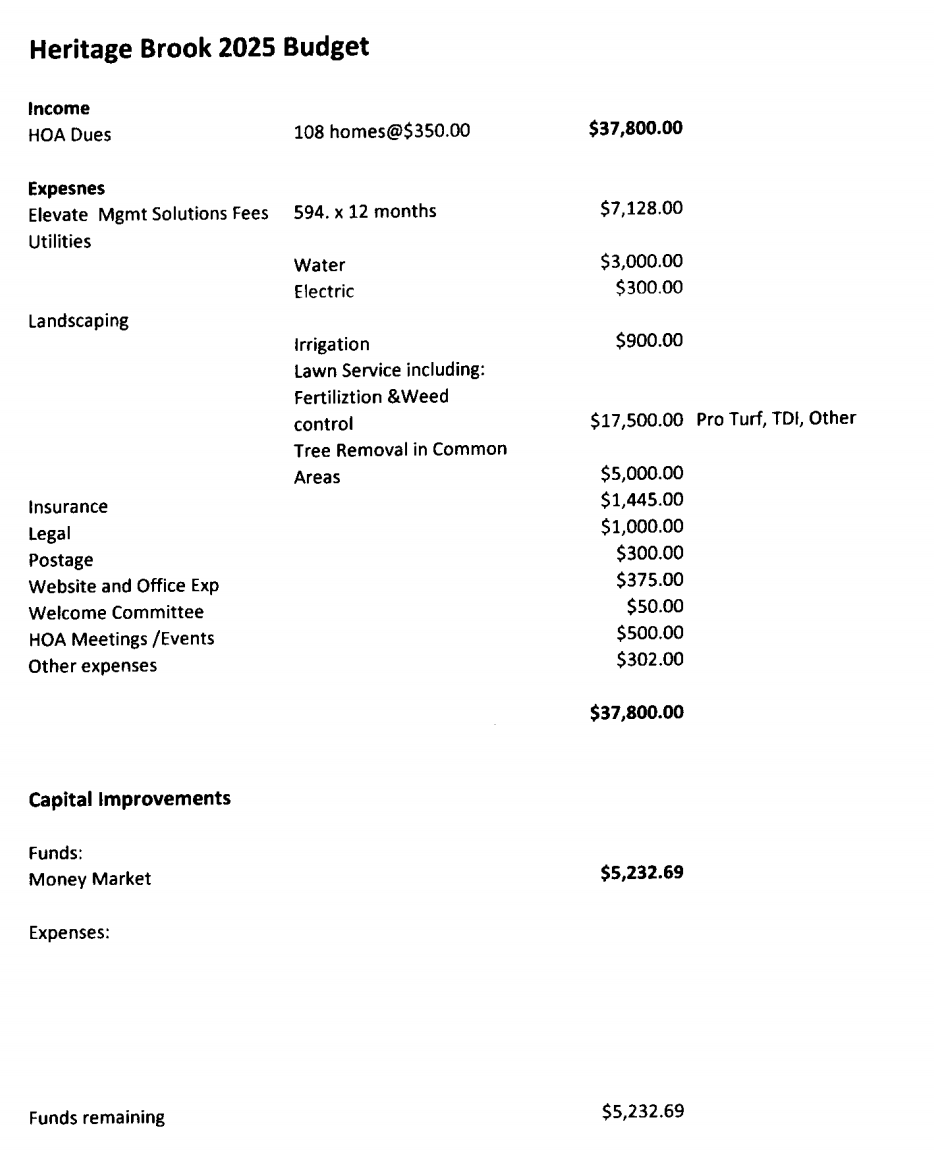
**EXHIBIT A**

**Meeting Attendees**

1. Gary Yates
2. Robbie Amador
3. Brian Condon
4. Amy Overman
5. Mike Hodnett
6. Beth Hodnett
7. Dave Speedy
8. Betty Haynes
9. Gary Dean

**EXHIBIT B**

**Treasurer’s Report**



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