

MINUTES
OF BOARD OF DIRECTORS OF
INDIAN POINTE HOMEOWNERS ASSOCIATION, INC.

The meeting of the Board of Directors of Indian Pointe Homeowners Association, Inc. was held by Zoom meeting on March 11, 2021, at 8:00 a.m. Mollie Al-Turk, Shelby Beers, Scott Mausbach and Brandon Myers being the directors of the corporation and a quorum were present. Mark Kuecker was absent.

Scott reported the issue of the **dirt at Lot 394**. It has been graded down and will soon be seeded with construction grade grass. A rock path will be laid to indicate to builders where to dump dirt, on the south part of Lot 394. Scott will get with MGM Maintenance to get the rock path laid in the coming weeks.

Brandon reported that there is an **upcoming SID meeting** on March 22. A baby swing for the park has been approved and will be going in soon. Additionally, to the far south east corner of the park, near Boyd Street, a crosswalk with a handicap ramp will be going in. On March 22, the SID will also discuss additional proposed improvements, including a parking lot, basketball court and additional benches, trash cans and a doggy pick-up station. If the improvements are approved by the city, we can expect to have them complete by mid-summer.

The Board also discussed and approved the following:

- **A Neighborhood Garage Sale** will take place the weekend of April 15, 16 and 17. Save the date!
- The Board is identifying **Neighborhood Dumpster Days** (one in the Spring and one in the Fall) where homeowners can have access to dumpsters. A date will soon be decided so neighbors can get a jump start on spring cleaning.
- Once a quarter, we will host **Trash Pick Up Volunteer Events** where homeowners can gather and make an impact for both our neighborhood and the environment. The first event will be held on Earth Day - Thursday, April 22.
- We will host a **Neighborhood Easter Egg Hunt** this year for families interested in joining the fun.
- The Board also signed a contract for the **Annual Fireworks Show on July 3** and is starting to collect donations for the event. The Board will also accept corporate donations. Homeowners are encouraged to Venmo donations to @IndianPointe-HOA for the Indian Pointe Fireworks show.
- **More information about all the above items will be forthcoming.** Homeowners can look for more information to be shared via email and in the **Indian Pointe Facebook group**. If homeowners want to be granted access to the Indian Pointe Facebook group, please provide your address when requesting access.

The Board also discussed the **golf cart age limit** and politely asks homeowners that drivers are 16 years of age or older, unless accompanied by an adult in the front seat. For the safety of all involved, we ask that you comply. All it takes is one accident to ruin it for the community.

Regarding **community mailboxes**, Brandon reported that he has gone through and personally sprayed all neighborhood lock boxes. Friendly reminder for homeowners – if you receive a parcel/package, the mailperson will leave a key in your individual mailbox to use to retrieve your parcel from the parcel box. Once you retrieve your parcel, you are asked to please leave the key in the parcel box. Do not try and remove it. The key can only be removed by the mailperson from the parcel box. Each time this needs to be repaired it costs the HOA \$50.

The Board also discussed the results for the **Sentiment Survey for Lot 394**. Homeowners have until the end of the week to [complete the survey](#), if they have yet to do so. The survey is intended to narrow down homeowner preferences for development of Lot 394, so we can then provide a more robust overview of associated costs and development timeline for the top-voted opportunities. We will share additional information so neighbors can be informed prior to bringing the top-voted preferred to another vote of the entire neighborhood. We are targeting April 2021 for the final vote. Whichever idea receives the most votes at that time would then be the development plan for Lot 394.

As part of the survey, the Board received a large number of people interested in sitting on the **Lot 394 Development Committee**. For those who expressed interest, we ask that you please send your resume and bio to us at indianpointehoa@gmail.com by March 20. The Board will select five committee members based on experience.

Additionally, the Board has the following reminders for homeowners:

- As we look ahead to spring, the following home improvements will need an approval letter - landscaping, fence installations, concrete additions, siding repairs, etc. Homeowners are asked to please email jeff@js2solutions.com for approvals.
- We know that spring showers bring summer flowers, but for new construction neighborhoods, spring showers also brings mud. The Board asks neighbors to be patient as our neighborhood is under construction. Brandon shared that there are only 15 lots left for sale in Indian Pointe, so our construction status will not be for much longer.

The Board has also received a few complaints of homeowners not cleaning up after their pets or allowing their dogs to roam unattended and off a leash. Both of these issues are not allowed and are unlawful, per Douglas County. Please respect your neighbors and our community.

Lastly, the Board discuss the NRD pond/reservoir. There will be two access points from Indian Point that will be through the outlots on the East part of the neighborhood. The NRD will begin moving dirt sometime mid-summer and it is expected to be a two-year project.

The next Board meeting will be held at 8:00 a.m. on April 9, 2021.

There being no further business to come before the meeting, upon motion, duly made, seconded and unanimously carried the meeting thereupon adjourned.

Mollie Al-Turk, Secretary

APPROVED:

Scott Mausbach, President