

**HONEYMOON BAY HEIGHTS
PROPERTY OWNERS ASSOCIATION
ANNUAL MEETING
SEPTEMBER 14, 2024**

The meeting was held at the Russell house and was called to order at 1:35 PM by Cathy Russell.

The following households were represented at the meeting, constituting a quorum per the By-Laws:
Lingenbrink/Keith, Duffy, Warlaumont, Long, Smith/Pearson, Jones, Debord, and Russell.

The minutes of the meeting for 2023 were approved as submitted.

Cathy Russell inquired about the status of payment for Leffler. Bob Duffy stated that he had called Leffler to say that we thought we owned them money. They said they couldn't find an account receivable for us but they would check and get back to me. They never did.

Cathy inquired if Bob Duffy had added her and the vice president as signatories to the bank account. Bob indicated that he had not and agreed to do this.

The Water Usage report was approved. There was some discussion of the episode where the reservoir was depleted in January 2024 due to the leak at the Snyder/Eisenhart/Noyer property.

Bob Duffy said that he had not queried the property owners about the possibility of designing a set of CC&R's that would be acceptable to all property owners. It was decided to send copies of both the old, expired CC&R's and the draft replacement version prepared by the attorney to all of the property owners to see if there was some minimal set of rules that would be acceptable to everyone.

There was a discussion about replacing all of the mailboxes with a more secure model. The decision was that no action was appropriate at this time.

Cathy asked if Steve would be able to scrape the grass along Shire and at the intersection of Sherwood and Shire. Steve said he would check with Morely to ensure that we understand how to work with the reclaimed asphalt or to determine if additional material and compaction is required.

It was again suggested that some sort of obstacle or traffic cone be installed at the intersection of Sherwood & Shire to discourage traffic from cutting the corner.

It was noted that the \$50 fee for shoulder maintenance is inadequate. Upon motion made and seconded, it was unanimously agreed that the association will select a contractor to perform shoulder maintenance twice a year and that the association would assess property owners for the costs associated with their property.

Upon motion duly made and seconded the fees & dues from last year (\$100 dues, \$50 water) shall be carried over for the next year. The fee for shoulder maintenance will be replaced with the assessment for the actual cost of the maintenance. So the base assessment will be \$150 for each property with a water connection and \$100 for properties with no water. Additional assessments will be made to cover the actual cost of shoulder maintenance.

The question was raised about a generator for the pump house. Bob Duffy thought that a very large generator was required to handle the startup load for the booster pumps. Dan said that that could be mitigated with electronics. Marvin said he would check out what they do in the Honeymoon Lake community.

Upon motion duly made and seconded, the following slate of officers was unanimously elected: Cathy Russell as President, Dan Smith as Vice President, and Bob Duffy as Secretary/Treasurer.

There being no further business, the meeting was adjourned at 2:45 PM.

**FINANCIAL REPORT
YEAR ENDED 3/31/2024**

Cash Balances 4/1/2023		26,863.64
Income		
Dues	2,000.00	
Total		2,000.00
Expenses		
Administration	0.00	
Water System	725.87	
Total		725.87
Cash Balances 3/31/2024		28,137.77

WATER USAGE REPORT

Name	Readings			Total Gallons		Gallons Per Day	
	4/12/2022	4/19/2023	6/1/2024	2023	2024	2023	2024
Long	1,614,120	1,681,420	1,749,230	67,300	67,810	181	165
Smith	1,472,930	1,509,260	1,564,820	36,330	55,560	98	135
Snyder	748,780	753,750	767,400	4,970	13,650	13	33
Duffy	964,800	986,060	1,004,500	21,260	18,440	57	45
Jones	709,990	723,260	746,440	13,270	23,180	36	56
Warlaumont	792,450	834,770	868,250	42,320	33,480	114	81
Buehler	1,648,880	1,677,610	1,716,160	28,730	38,550	77	94
Russell	1,585,500	1,604,020	1,623,500	18,520	19,480	50	47
Lingenbrink	1,170,920	1,212,960	1,261,220	42,040	48,260	113	117
Jensen	1,417,880	1,456,130	1,510,065	38,250	53,935	103	132
Debord	2,840	3,140	8,500	300	5,360	1	13
Total				313,290	377,305	762	923
Average				28,481	34,337	77	84