

# Yellowleaf Homeowners Association

## Quarterly Directors Meeting

*June 11, 2022*

### **Officers / Board Members Present:**

Pam Kimball, President  
Rose Wade, Secretary  
Lori Cheney, Treasurer  
Brandy Pate  
Shelley Bailey

### **Officer / Members Not Present:**

Melinda Roddy  
Cindy Garmon, Vice President  
Amy Willis

### ***Quorum Present***

### **Home Owners:**

Denny Hodges  
Heather Hyde (newly elected Board Member)

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The meeting started with introductions and an overview of the formation, culture, and foundation of the Yellowleaf HOA. Following was the President's Report:

### **President's Report – Pam Kimball**

#### ***Item 1: Accomplishments for the Fiscal Year 7/1/21-6/30/22***

- Finances are on sound footing with good expense control, dues payment participation, donations and fundraising (pecans). Monies are set aside for upcoming repairs.
- Large tree was removed at entrance leaning toward house across from middle school at a cost of \$2,500
- Entrance improvements continued including holiday decorations (new lights)
- Quarterly newsletter was re-launched
- Spring Neighborhood yard sale

**Goals** for the next fiscal year are (1) continued good fiscal management and (2) maintaining well with our limited number of volunteers.

***Item 2: Voting Results*** – Two new members were unanimously elected by homeowners to the board for Fiscal Year July 1, 2022 – June 30, 2023: Heather Hyde and Tiffney Sanders. The current board voted to ratify the homeowner vote. A list for new board contact information was distributed for review and updated as needed. A fond farewell and many thanks to former board members Melinda Roddy, Brandy Pate, and Amy Willis!

***Item 3: Lawn care service*** – Lawn care service will be back up and running on a weekly basis for the summer.

***Item 4: Water Sprinkler System*** – There is a leak that causes the water meter to run continuously, so the entrance water is turned off. Water is only turned on when the sprinkler is in use – Pam is managing. Lori will be in contact with a plumber for possible repair. One sprinkler head is also broken, and can be repaired by Michael Cheney.

**Item 5: Electricity to the Entrance Island** – a temporary fix is in place for electricity to the island, needed for landscape lighting. Shelley’s husband Jimmy, who is a professional electrician, has reviewed the work that needs to be done for a permanent solution. Pam needs to get with Shelley for Jimmy’s cost estimate. Work will also involve boring under the street to sink new wiring at least 24 inches.

**Item 6: HOA Dues:** Invoices will be mailed out before July 1<sup>st</sup>. Emails are sent out as the 1<sup>st</sup> notification to homeowners, with a hard copy of the invoice mailed when we don’t have an email address – about 20. A hard copy will be mailed at the end of July to all who have not yet paid, as a secondary notification.

### **Treasurer’s Report- Lori Cheney**

Balances were reported.

Homeowner Dues (Past Fiscal Year July 1, 2021 – June 30, 2022):

97 Homeowners Paid Dues

*72% Homeowner Participation Rate*

The Federal and State tax returns are due by 9-15-22.

### **Welcome Committee Report - Lori**

Lori reported that the number of homes for sale in Yellowleaf are down to just a handful and are being purchased quickly. New residents to the neighborhood are Gilbert and Donna Barrow (113 Hackberry), and Alex & Tiffney Sanders (130 Sweet Gum Dr.) Farewell and best wishes to the Lovvorn family, who have been residents of Yellowleaf for 20+ years!

Welcome packages continue to be left for all newcomers when face-to-face welcomes cannot be arranged.

### **Entrance Landscaping**

Over the past 2 years a lot of time and money have been invested in improving the entrance – including the flower bed in front of the sign and the island. Thanks to all that have worked so hard to improving the appearance to Yellowleaf’s entrance.

The Park clean-up planned for May 15<sup>th</sup> was postponed until the fall when the weather is cooler and the threat of snakes subsides.

### **Miscellaneous**

- The next neighborhood newsletter will be published July 15<sup>th</sup>.
- Brandy Pate will check with the local schools to see if the kids will do community work within the subdivision, e.g., cleaning up in the park, etc.
- Lori Cheney will check with Alabama Power to determine who is responsible for maintaining the light posts.
- The garage sale was a big success! Although donation pickup was an issue, we may have a resolution by scheduling the next garage sale the day before the large trash pickup.

### **Next Quarterly Board Meeting**

September 10th at 9:00 a.m.