

Frisco Square HOA Meeting Minutes

Subject	Frisco Square HOA Meeting	Date	January 12, 2023
Facilitator	David Rostcheck (President)	Time	6:00 pm
Location	Virtual (via Zoom)	Scribe	Cathy Scarince (Secretary)
Attendees	David Rostcheck (President), Barrett Jackson (In-Coming VP), Janet Pollard (Outgoing Treasurer), David Cameron (In-Coming Treasurer), Cathy Scarince (Secretary), Leticia Rouser (In-Coming At-Large)		
Absent	Cleveland Antoine (Outgoing VP), Sara Dunham (Outgoing At-Large)		

Key Points Discussed and Action Items

No.	Topic	Action Items
	Call to Order	DR called the meeting to order at 6:03 pm.
	Approval of Minutes	CS motioned to approve the December 8 regular board meeting minutes. JP seconded. All approved – motion passed.
	Selection of New Board	The new board member positions were decided: Barrett Jackson – Vice President, David Cameron – Treasurer, Leticia Rouser – At-Large
Old Business		
1.	Landscaping	<p>BrightView's contract ends in March. Nicole Rodgers has asked 5 companies to bid on the RFP. We are trying to get bids by February. Green Horizon (our vendor prior to BrightView) will be one of the companies bidding.</p> <p>We need to talk to the residents about making sure all downspouts are properly seated into the 'boot' for the below grade drainage system. Many of the downspouts are not and are draining into the landscape, causing erosion. DR has put a ticket in with the city to ask if they would put a pet station in at the hill along the alley east of Short St. The city responded and said they do not install pet stations. The Board discussed possibly putting one in that is as close as we can get to that area but still on our property.</p> <p>DC and BJ agreed to go to a 'Coffee with the Mayor' event to build a relationship with the Mayor and the City that might lead to some assistance with landscaping in our neighborhood.</p> <p>BJ volunteered to assist Nicole with managing the landscaping. JP and LR volunteered to assist with tree trimming activities. DR stated that Dan Dunham has volunteered to help out with managing irrigation.</p>
2.	Financial	<p>The monthly report for December has not come out yet, so there is nothing new to report for financials.</p> <p>36 residents have not paid their annual dues yet. DC will send out a message to remind them.</p>

3.	Riser Rooms	<p>Everything is ready for the riser room door/trim upgrade scheduled for the end of January/beginning of February.</p> <p>CS discussed the 3 bids we have received from new vendors for the riser rooms. When Vetted's prices were added to the spreadsheet, they were the highest cost when it comes to the annual inspections. Service costs were structured differently for all the vendors, so they are harder to compare. CS will also collect contract terms from all vendors and add that to the spreadsheet. She will also discuss options for changing over our current anti-freeze systems to dry systems with all vendors.</p> <p>The Board agreed to not switch vendors until after the annual back flow preventor inspection is done.</p> <p>Current vendor Vetted has not been reliable, has done some questionable things with the fire systems, and does not treat our property well, so the Board has agreed we need to find a new vendor.</p> <p>JP requested that a notice be sent out to the neighborhood when the fire system vendor will be onsite because the noise from work in the riser rooms can sometimes carry into the adjacent units and disturb the residents.</p> <p>CS explained where the board members can find the keys to riser room in case the vendors need to get in. New keys will be distributed to everyone once the new doors and hardware are installed.</p> <p>The Board discussed the need to communicate to the residents that the residents are responsible for sprinklerheads, but not taking care of the system costs the entire neighborhood a lot of money. It was suggested to designate one month to have the vendor come out and inspect heads. This service is offered by Vetted every month. CS will send out a communication to the neighborhood regarding this.</p>
New Business		
4.	Neighborhood Participation	<p>John Reading suggested creating a 'Block Captain' position for each block in the neighborhood. He volunteered to be the one for 8200 Library. DR will send out a request for other blocks. This will hopefully increase the participation by the residents in the HOA and in the neighborhood in general.</p> <p>A Social Director position was also discussed. This position would organize block parties/holiday parties in the neighborhood. DR will also put out a request for someone to fill that position.</p>
	Adjournment	<p>CS motioned to adjourn the meeting. DR seconded. All were in favor – motion passed. The meeting adjourned at 8:03 pm.</p>

Minutes approved 2/23/23, prepared from notes taken 1/12/23.


 Cathy Scarince, HOA Board Secretary