

Heritage Farm POA Board Monthly Meeting

August 11, 2025.

Member present:

Deb Langley

Luanne Bradford

John Sutton

Tanner Ward

Jon Elrod

Georg Mendonca

Garry Elrod

Absent:

Carlton Graves

Drew Privett

The meeting was called to order by President Garry Elrod. Minutes were approved.

Treasurer's report:

Jonathan reported the balance of First Security operating account was \$59,947.25, balance of PayPal account was 67,011.43. Outstanding Debt was reported as \$20,668.58. He reported the amount of those combined who owe \$1,000.00+ to be \$12,515.35 and total past due one year as \$8,338.39

July expenses were \$11,070.64

Intent to file lien letters have been mailed.

Treasurer's report was approved.

Compliance report: No report on this at this time due to Drew Privett being ill.

Social Events Committee: Deb Langley reported that the committee is currently working on BINGO night which will be Sunday afternoon, September 7th. Plans are in progress for the annual Trunk or Treat/ Carnival which is scheduled for Sunday, October 26th at 3:00.

Architectural committee – No report.

Beautification committee report: Luanne Bradford brought three of the bids for the landscaping job. They are waiting on a fourth. The committee will meet again soon and discuss the different bids and present the bid they recommend to the board. Discussion was had regarding the pricing on the three bids we had. Luanne wanted to know from the board that those prices were in the range which the board feels comfortable proceeding with. It was discussed and decided that all of those three bids were appropriately priced and gave the go ahead to proceed.

Luanne also reported that all street lights are now working. She reported that only two street lights in our subdivision belong to Heritage Farm and not an electric company. We will be responsible for the upkeep of those.

OLD BUSINESS:

George reported that the rock wall work at the pavilion is completed and sprayed for wasps by Lawn Doctor.

John gave a report on the signs after the visit with the company making them. These should be installed or in the process by August 25 except one for which he is awaiting the letters.

Lawn care contract was discussed. We discussed the specific places in detail with addresses of the areas which need to be maintained and this was added to the contract. Leaf removal in fall and winter was discussed and it will be addressed on the contract. Spraying weeds on the rock wall was added. Taken off the lawn care contract was seasonal planting, yearly mulching and pruning of trees. George and Tanner will be in charge of the lawn care contract.

Garry reported that the no soliciting signs were installed at all entrances.

NEW BUSINESS:

We discussed putting some of our funds into a money market and Jon will gather information regarding this to present at our next meeting.

We discussed that we currently have six accounts in collections. The collection company is only allowed three years to collect a debt and then it returns back to us.

We discussed foreclosure and small claims court as means to collect outstanding debts. This will be discussed more in detail at our next meeting.

There has been interest by residents to add a neighborhood fall yard sale. We set October 11th as the date for the fall yard sale.

After the Republic Garbage Service strike and lack of garbage pickup for over two weeks some members of the neighborhood called Powell to get a discounted rate for the neighborhood. Luanne will research this and report back.

Tanner brought up the need to revise the pool rules and make new signs. This will be done in the off season before the pool opens back up in the summer.

Meeting was adjourned.

Next POA Board meeting will be September 8th, 2025.

Respectfully submitted,

Deb Langley, Secretary.