

Bridge Pointe Annual HOA Meeting
January 13, 2025

Location: Clardy Elementary School 7 pm

Board Members Present:

John Resenbaum, Nancy Paulick, Ron Paulick, Mary Rinne

Neighbors in Attendance:

Virtual: Benjamin Birdsong

In-Person: Brian McCrary, Paul and Joanne Link, Judy Hanson, Irene Sandler,
Jeff & Melody Salyer, Curtis Stock, Maureen Rucker, Bob Jacobi, Jason White

Approval of Board Members:

President - John Rosenbaum

VP - Vacant

Treasurer - Nancy Paulick

Architecture Chair - Ron Paulick

Activities Chair - Vacant

Secretary - Mary Rinne

Approve 2024 HOA Meeting Notes: Motion to approve and second made.
Approved.

Welcome to new neighbors: 11 new neighbors

Discussion of Recent Projects Completed:

- HOA Association recertified as non-profit
- Ken Nelson sorted and organized all past HOA documents
- Chain Removal on Wayne entrance
- Damaged flags and poles replaced
- Committee Registrations

Activities in 2024:

Spring Easter Egg Hunt

Dumpster Days

Bar-B-Q Contest

TGIF Food trucks

4th of July Parade
Movie night at the pool
Opening and closing pool parties
68% of homes accessed pool in 2024 - up from 57% of homes in 2023

Recognition of 2024 volunteers. See saved slide presentation for details.

Future Activities:

- Garage Sale – Spring Only
- Independence Day Parade
- Dumpster Days
- BBQ Contest
- TGIF in February 7th @ Pierce's Home

Need volunteers to help coordinate events and TGIF food trucks.

Also, need volunteers for committees. So far, these are the numbers of volunteers so far:

Association and CC&R Committee: 3 members

Blocks Captains: 3 members

Community Event Planners: 2 members

New Neighbors' Welcome Committee: 2 members

2025 Reserve Study: 1 member

TGIF 2025 Hosts: 1 member

Nancy Paulick reviewed financials for 2025. See report for more detail.

Dues Income \$ 88,440.00

Other Income \$ 3,671.55

TOTAL INCOME \$ 92,111.55

EXPENSES \$ 48,006.87

Dues Paid 99%

Checking Balance 12-31-24 \$28,659.26

Reserves Account Balance \$131,145.69

2025 Dues – 79 homes have paid, 35 of them electronically

New business and questions:

Block Captains and who has sponsored events before - Ken Nelson recommends going through tub of info to get names of previous volunteers. Also see what's been done before/

Mary Rinne asked if any background needed for being on Reserve Committee or Association and CC&R Committee? Part of it will be looking through old files and part of it will be dealing with companies we hire.

Ron Paulick- any talk of landscapers or pool increasing fees? Landscapers are staying the same. Pool company increased their dues a lot last year. Have not received a pool quote this year yet. The caulk job was done at the end of season - it's needed every few years. There will likely be tiles this year for work needed. Jason White said our current pool company company, Johnson Pool, is proactive and responsive.

Brian MCCrary- asked a question to get clarity on reserves. \$131,145.69. Checking is now up to a little over \$50,000 with recent deposits.

Ken Nelson - questions about improving the website for the neighbors. We tend to not maintain it for neighbors, but for potential buyers and realtors. Facebook is a better place for more up-to-date information. Will there be a calendar for 2025 for HOA meetings and occasions? John R. will work on updating it, along with publishing the upcoming events.

Irene Siedler- Any updates on sidewalk repair work - there are parts of the neighborhood that haven't been started. Will they be worked on? Ken Nelson thinks there is a City Council person who has a map of the work schedule.

Teresa Link- now that we have access in the reserves - any projects coming up? We have been holding on to about \$80,000 for the main retaining wall repair. We will look into having the three companies who had given bids before will come back out this spring to re-give bids.

Ken Nelson - who to contact about issues with the pool? Jason White is a great contact, who helps with the contract and key fobs. Need to develop a key contact person for situations that come up.

Nancy Paulick - Nancy moved to approve Board members. It was seconded and approved for the 2025 Board Members.