

Wincrest HOA Quarter 3 meeting

September 25, 2025, 6:30pm

Meeting at Hickory Tavern

Attendance: Kyle, Caden, Chris, Alaina, Ron, Dave, Steven

Previous meeting notes read by Alaina and approved by Chris and Caden

Checking and Savings information provided to board. If you want to receive the information, you can send your information along with your address to the hoa email.

Hoa dues are received.

We currently have 2 homes for sale. 1 house shows under contract. Both realtors have been advised of CC&R and must be owner occupied.

The tree behind the house on Mossy Cup has been removed. We have sent a check but it has not cleared. Will follow up on that.

We will get some new fall/winter decorations to put up at the front of the neighborhood.

The sign at the front will be updated to remind residents to be alert and aware on Halloween.

Due to some personal changes, Windy will not be taking over the HOA account/taxes.

Last years budget proposal was \$26962. Currently, we have spent \$15843. That does not include the 1500 tree removal. We are on track to spend \$23100 with tree removal. Do we want to spend \$1500 for pine needles and should we approve to have it done twice.

Unanimous vote to have pine needles put down up front twice.

It will be easier to maintain the financials if we have quick books. It can be pricey. We will look to see if any banks offer it with their business accounts or at least at a discounted rate. We are interested in switching banks as we have had some difficulty with the bank over ownership and changing signees. A new bank would have to at least incorporate quick books to make the transfer of information simple.

Caden spoke with vista print. It was a difficult process and would not be able to be completed without their assistance, but he was able to get the email on his phone. We received a discounted rate for some previous issues but the next renewal will be their normal price which is more than what we feel is worth the services they provide. Caden will look into changing hosting companies. But it must be able to have email services as well.

All previous violation warnings were taken care of.

We are going to start a neighborhood decorating contest. During Halloween and Christmas/Hanukkah, we will send out information on voting for best decorated home. The winner will receive a \$25 gift card for their wonderful home. During spring/summer, we will also have a best yard of the neighborhood contest. We will come out with the specifics of that soon.

We will meet the beginning of November before the holidays.

Meeting adjourned at 7:10.