

Bailey Acres Home Owners Association April 24th, 2018

Meeting called to order by Vice President Clint Handsaker 7:09pm
Mike Lattin excused, due to car problems keeping him out of town
In attendance: 16 members (13 lots represented)
Minutes from Oct 4th meeting reviewed by Clint Handsaker,
Motion to approve minutes Kerry Robbins, 2nd John Wood
All members voted affirmative to approve.

Welcome and introductions of the members in attendance.

Treasurers Financial Report: Becky Smith

- All owners are paid up on their annual assessment.
- Profit & Loss presented.

Landscaping Maintenance Report- Clint Handsaker

- Received bids from several landscaping companies. Bid was awarded to Hogge family. Bid came in lower than other company bids by over \$3600. Hogge family is able to provide many additional services other companies could not provide; including but not limited to knowledge of the system to maintain sprinklers, timers and correct issues in the irrigation system in a timely manner. The Board will work with landscaping crew.
- To kick-start the landscaping maintenance in the spring we will have a neighborhood clean up day.
- Neighborhood Clean up day will be Monday May 14th 5pm. We ask all members to participate. Please meet at the turn-a-round area with equipment to help. i.e. rakes, shovels, pruners, bags, wheelbarrows etc. We will have a dump trailer and dumpster available for disposal of the green waste clippings etc.
- It was proposed by Rachel Smith to remove and replace the Bailey Acres sign at the entrance of the subdivision. To be replaced with a more 'fitting' and accurate sign.
- Motion to remove the sign, John Wood, 2nd Kerry Robbins.
- All present voted affirmative to approve.
- Sign removal will be done in conjunction with the spring clean up day May 14th 5 pm.
- Mike Lattin, Clint Handsaker, with Travis Hogge will put together a 'to do' list for areas to be addressed during the spring clean up day Monday May 14th 5pm.

MISC ITEMS/ASSOCIATION ISSUES: Clint Handsaker

All members present at the meeting participated in discussion of several items:
Including:

- Mike is in contact with the county to come up with a solution to eliminate the odor from the septic system area.
- Mike is also in contact with the county for placement of a portable speed limit sign and temporary speed bumps. The county is looking into placing a permanent speed limit sign further in the subdivision. Currently there is just one at the entrance area. Speeding continues to be an issue in the subdivision. Please slow down and remind those that visit you to slow down too.
- Trailers have been parked along the road and need to be removed, as per Weber county regulations. Discussed how trailers are difficult to see at night and pose a problem when parked on the roadway, day or night.
- We have noticed an increase of stray dogs in the neighborhood. Please keep your pets contained to your property. (We realize many strays that have been in the neighborhood are not from the neighborhood.)
- Question brought up of how many members have a Radon detection system in their homes. Only a few members reported having one. As a note, radon levels in one home in Bailey Acres was 36 picocuries (accepted levels are 4 picocuries). As information: In our zip code area (84310) the DEQ has recorded an average of 12 picocuries levels for the 260 tests that were recorded.
- We will post on our website information about Radon, what it is, testing and ways to mitigate it from your home. <http://libertybaileyacreshoa.com>

Motion to adjourn, Rachel Smith 2nd Eric Tobias
Meeting adjourned at 8:22 pm