

# Southwood Meeting Agenda

11/11/21

- Speeding
  - <https://www.lincoln.ne.gov/City/Departments/Police/Departments/Traffic-Unit>
  - Speed Bumps Process
    - We must request traffic analysis
    - If it is determined that we have a problem, then we must gather signatures from at least 67% of the HOA that acknowledge they think there is a traffic issue and that they want traffic calming initiated
    - A meeting will be held with the city including city council, police, and fire and would go over costs
    - We then must submit in writing that we would like to continue with traffic calming
      - Payment is due at this point
    - To remove the devices we would then need to gather signatures from 67% of residents asking for them to be removed
- Clubhouse
  - Need a budget for updates and repairs
  - Carpet needs cleaning
  - Basement had a leak, Josh, Del and Curtis managed and remediated the mold
    - Will need to make sure the drains by the windows are kept clear
  - Need new ceiling fan to replace faulty one
  - Need new fire extinguishers
  - Would like to implement an online reservation system that handles payments and scheduling automatically
  - We need a new mailbox/lock box for mail and other things
- Grounds
  - In addition to mowing, would it be possible to set up a budget for landscaping, to handle the entrances with Southwood signs and clean up around the clubhouse
- Dues
  - Would like to explore options to accept electronic payments
    - Venmo
    - Paypal
    - New bank? Existing bank is archaic and very difficult to work with
- Treasurer's Notes
  - Tyler's bill (mowing) for the year \$5600.00. It was more than original quote because we had to add on 27th stretch since the city didn't do it
  - Nila and Del did not get paid for the first 3 months but were paid \$2097.43 as of November but will be paid \$2597.43 by the end of the year. (Half of what the clubhouse brought in)
  - New insurance policy is \$4,482 annually (saved \$2,500 from the old policy).
  - Clubhouse made \$5005.00 as of November
  - Any repairs or maintenance need to go through the board email and not just hired
  - Any purchase that needs to be done for the clubhouse needs to go through Karissa so we can just use the debit card and not worry about reimbursing someone. (i.e. paper towels, bug spray, soap, other supplies for rentals/upkeep)

- Please use email address for most questions. Do not give out personal information (phone number or address). If someone needs to talk to someone and can't wait (Karissa and I monitor the email pretty much 24/7) then have them call Josh (4026174395)
- In lieu of Nila and Del's services with the clubhouse cleaning and upkeep, perhaps we rotate weekends by board members to check club house after parties.
- All amounts being charged for clubhouse should be the same, currently we have varying amounts coming in for rentals.
  - Should we have a week day rate that is cheaper than the weekends?
  - Should we have a planned multiple-rental rate for groups like the AA meeting? Something codified so we don't have special cases.
- Discuss if we want to find someone to take care of snow removal or stick with Curtis and Josh

## Southwood Meeting Minutes

### Attending:

Nick Hansen, Janice Schmitz, Chris Leuber, Shari Boshart, W. Don Nelson, Curtis Adkins

People have been stealing from cars along Tipperary, what can we do with LPD to combat this? Josh will bring this up when he meets with the LPD officer for our quadrant.

Voted the existing board in for 2022!

Speeding: W Don Nelson will investigate getting the radar machine, general agreement that speedbumps are too expensive and will be difficult to get

W Don Nelson will see if Ron will give us his stuff on running the HOA.

Cars parking across from each other on the street, Josh will see if we can get no parking on one side or the other again, will reach out to W Don Nelson if help is needed.

Can we find out when the trailer is going to be gone for the new construction?

Reward system for when the wall is crashed into if a resident can catch someone, or maybe a camera that looks down the wall

Garbage trucks coming down the street is tearing it up, wear and tear, come during school hours, can the HOA control the number of refuse providers? – Nick

Tree at the end of the commons needs to come out

Continue as needed with commercial outfits clearing snow from the parking lot

Voted to take payments electronically via PayPal and Venmo.

Board meeting dates for 2022: March 10, May 12, September 8, November 10

Contact info: [snalincoln@gmail.com](mailto:snalincoln@gmail.com) other info at <https://www.southwoodlincoln.com>