

Stonepoint First Owners Association  
Monthly HOA Board Meeting  
2000 East 15<sup>th</sup> Street, Suite 150E  
Edmond, OK

February 21<sup>st</sup>, 2024 at 6:00 p.m.

Meeting Minutes

Call To Order – meeting was called to order at 6:05 p.m.

- I. Attendance
  - a. **Verification of attendees.** Board President Christian Gutterage, online; Secretary Trudy Wick; Treasurer Nadine Krowiec, online; Members: John Coy, Ruth Hensley, Sue Young, Sue Ann Conway; Mitsy Wall – The Community Firm, Rebecca Fincher
  
- II. Minutes of previous meeting
  - a. **Review of Previous Minutes** from 01.17.2024. – Minutes were reviewed and approved unanimously as written
  
- III. Treasurer’s Report
  - a. **IBC Account update** -The HOA board has received approval from IBC to transfer the account into the new boards names. The Board members will meet at the bank and transfer ownership of the accounts in the month of March.
  - b. **Income / Expenses** – The attached Treasurer report was presented for the Month of January reflecting a total income of \$1750.00 and January expenses of \$0.00.
  
- IV. Old business
  - a. **Website Design review** – HOA board and members reviewed the desired items to be present on the HOA webpage. The following items were requested 1) Copies of the Common space maps owned by the HOA 2) Agenda’s for the board meetings 3) Approved minutes of the meetings 4) Copies of the financial statements 5) Copies of the bylaws and covenants 6) Disclosure of expected meeting dates 7) a calendar of community events 8) Any special announcements or notices section 9) Link for payments for HOA Dues 10) Information about the current board of directors and contact information 11) General email account for the HOA board of directors (The Community Firm has established an email account for the accounting program and will share that with the Board)
  
- V. New Business
  - a. **Community Home Safety, Appearance** – 1. A member of the community brought a concern to the HOA boards attention about dirt bikes and motorcycles being driven by children throughout the community on common spaces and streets. The Board and members discussed the matter and determined two courses of action 1a) obtain signs that read Private Property no motorized vehicles and 1b) to notify the community through email and statements about the safety concerns.  
2. Another member of the community brought it to the HOA board of directors attention that the neglect of a neighboring home has caused an infestation of racoons in the connected home. The HOA board of directors was able to enlist the assistance of The



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City of Edmond code enforcement to take action regarding the home. The HOA board of directors will wait until the 30 days has expired from the City for action prior to taking any further action with the home out of covenants compliance.

3. The HOA board of directors also observed other violations in the neighborhood including hot water tanks stored in open site and big trash pickup violations. The board will review the development of Policy and procedures for enforcement of the covenants.

- b. Insurance – Review coverage options** – The HOA board of directors requested more time to review the options for coverage and moved the agenda item to the March meeting.

**Meeting was adjourned at 6:40p.m. unanimously by the HOA Board of Directors.**

