

**Blackhawk Homeowners Association Meeting Minutes**  
**September 13, 2012**  
**Annual Meeting at Blackhawk Park, 18 families attended**

Meeting was called to order at 7:01 pm, by President Stacen Gross. Vice President Sheri Koski, Secretary Lynn Moser and treasure Dave Wiegand all present as well as residents as shown on attached sign in sheet.

Everyone in attendance introduced themselves. All Blackhawk residents are invited to attend the meetings.

### **Treasure's Report**

**Beginning Balance:** \_\_\_\_\_ **\$15,910.68**

**Expenses:**

AAA Painting	\$2,123.95
Stacen Gross	\$130.58
Laughlin, Peterson, Lang	\$62.05
Erica Lunde	\$128.00
Roger Keith	\$100.00
OPPD	\$55.52
Munch Electric	\$185.00
Dave Wiegand	\$45.00
OPPD	\$54.31
Darin Foster	\$136.00
Subtotal Expenses:	\$-3,020.41

**Credits:** (Annual Dues) \_\_\_\_\_ **\$0**

**Ending Balance:** \_\_\_\_\_ **\$12,890.27**

Delinquent dues were not discussed at this meeting, Lien's have been placed on homes that were past due.

### **Secretary's Report**

Meeting minutes from July 12, 2012 were approved.

### **Welcoming Committee Report**

A new neighbor has moved into Mike Kenyon's home, New home on Sheridan as well, we also have new renters Bill and Julie Cart, and the home on 2608 Blackhawk has been sold. If anyone is interested in helping Missy McCool please call her, she would love the help!

### **Architectural Committee Report**

Roger Keith had done some upkeep to the yard on 28<sup>th</sup> street, but it has come to our attention that the home is now in foreclosure and the bank was going to be paying someone to take care of the property. At the time of the meeting on Tuesday the yard had not been mowed, so we will contact bank office to see what can be done.

### **SID Board Report**

**Park Work...** Park work was nearly completed on Blackhawk side, they are moving to the Oakhurst side. They asked for some volunteers to go down to the park to put the tree mulch around the smaller trees that are in the park, it will help the trees stay healthy. Denny Whitfield said he would supply some equipment to help move the mulch if we could get some volunteers organized.

**Speed Bumps, Additional stop signs on Blackhawk...** SID Board has discussed speed bumps at last meeting and they are looking into polling the residents of Blackhawk to see what the feedback regarding placement. Ken Hurt put a motion out to do a polling of neighborhood, it was seconded. Sid will look into a traffic report as well, to see what best options for subdivision are, as there are several areas of concern. Denny Whitfield suggested a town meeting to explain what the requirements are regarding speed tables being placed on the street.

## **Old Business**

**Status on Fountain...** Denny Whitfield reported he was very close to getting the fountain running, he is looking into the cost of a pool type liner made for the fountain. He would report back to the BHOA President before it was ordered. A motion was made to continue working on the fountain or turn it into another type of water fixture, a vote was taken and the outcome was that the fountain would stay as is to allow Denny Whitfield time to see how much a liner would cost. Will have another discussion at next meeting November 7.

**Stop Sign Replacement...** The new stop signs are in the process of being finished we are just waiting on Sarpy County to tell us the appropriate height and size of the signs.

**Roberts Property...** As reported earlier a bank is in the process of managing the home, so BHOA will no longer be caring for the property, but will report to the bank it is not being mowed every two weeks, please keep a watch and report if it is mowed or not.

**Homeowner's Property Maintenance...** A reminder about maintaining the 8 ft on tree branches, weeding the flower beds around homeowners houses, and general upkeep of homeowners property.

**Online Blackhawk Directory...** A lot of positive feedback regarding new directory, any updates or changes to it please contact Rich Cech.

**Cluster Mailbox Maintenance...** If there are any mailboxes that are in need of repair we are suppose to contact the Post office and they will send someone out to do the repairs, please advise BHOA board if the Post office is not doing this and we will follow up with a call.

**Fire Hydrant Maintenance...** We are supposed to be on MUD schedule to get it completed within the year.

## **New Business**

**Fall Garage Sale...** Currently there are no garage sales scheduled for this Fall. If there are some families who would like to have one please contact Missy McCool, or BHOA board member and they will see about advertising if a group would like it around the same time. Next summer yard sale is scheduled for June.

**Street Replacement...** The street has been replaced at 29<sup>th</sup> and Blackhawk Dr.

**Mulch Placement in Park...** Looking for some volunteers as stated earlier, if you would like to go down to the park and do some landscaping they have asked that we put 1 ½ to 2 inches of mulch around tree base, and leave a small opening between tree and mulch! Thank you in advance!

## **Public Comments**

Munch electric has been contacted about fixing the spot light on south side of entrance as well as the large globe light on top of pillar on south side of entrance.

**Meeting adjourned at 7:48pm.**

Next Meeting Thursday November 8<sup>th</sup> at 7pm, location will be Leonard Lawrence Elementary.

Meeting Attendees

Name	Address
Lynen Moser	2607 Blackhawk Dr.
Sheri Koski Don	2805 Sheridan Rd
Annet Chris Dalton	2805 Blackhawk Dr
Dave Wiegand	2915 Blackhawk Dr
Shelli Dart	2611 Blackhawk Dr
Ken Hurt	2617 " "
Missy McCool	2807 Sheridan Rd
Melby Gross	2920 Blackhawk Cir
Linda Cashin	2509 Blackhawk Dr.
Bill Betz	2813 Courtney Cir
Denny Whitfield	2913 Sheridan Rd
Roger Keith	2918 Blackhawk Cir
GREG SCHRAEDER	2903 SHERIDAN RD
Cheryl Stenoh	2908 Schumann Dr
Rick Scofield	2615 Blackhawk
Rick Cech	2917 Blackhawk
Dan Rocher	2915 Schumann
Brigid Kennedy	2907 Sheridan Rd