

**Blackhawk Homeowners Association Meeting Minutes**  
**November 8, 2012**  
**Annual Meeting at Blackhawk Park, 13 families attended**

Meeting was called to order at 7:00 pm, by President Stacen Gross. Vice President Sheri Koski, Secretary Lynn Moser and Treasurer 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:** \_\_\_\_\_ **\$12,890.27**

**Expenses:**

OPPD	_____	\$117.07
Erica Lunde	_____	\$21.00
Munch Electric	_____	\$390.00
Darin Foster	_____	\$68.00
Stacen Gross	_____	\$11.96

Subtotal: \_\_\_\_\_ \$-608.03

**Credits:** (Annual Dues) \_\_\_\_\_ \$0.00

**Ending Balance:** \_\_\_\_\_ **\$12,282.24**

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 September 13, 2012 were approved.

### **Welcoming Committee Report**

A new neighbor has in on Blackhawk Dr., if anyone is interested in helping Missy McCool please call her, she would love the help!

### **Architectural Committee Report**

The Robert's house at 13312 S 28<sup>th</sup> St has gone up for auction, not sure if it sold or not. The home at 2904 Blackhawk Dr is now vacant and bank owned. Additional information will follow as needed.

### **SID Board Report**

**Park Work...** The SID Board reported that park work is complete with exception for some minor details which are being worked out with the contractor. Some additional cost estimates are needed to address a split tree behind Chris and Ann Dalton's home. The SID Board intends to retain the contractor for future maintenance which may be required to avoid a delay in removing future downed trees due to bidding as the current contractor has been procured already.

**Speed Bumps, additional Stop Signs on Blackhawk Drive...** The SID Board contracted a company to complete a speed study on Blackhawk Drive. A sensor device was in place at the time of the BHOA meeting

## **Old Business**

**Stop Sign Replacement**...Replacement decorative stop signs were approved for purchased by the Board at the July 12<sup>th</sup> meeting. Following the purchase, the BHOA was made aware of County and Federal Regulations governing the size, placement, etc... of stop signs by the Engineer of Record for the SID, Dennis Whitfield. The two major deficiencies in the signs are the requirement that they hold a 30" x 30" sign instead of a 24" x 24" sign as we have installed today, and the requirement that the bottom of the stop sign be 7' above the curb and the present signs are 6'. It was also determined that the SID Board needed to approve the new signs and that Sarpy County would also need to conduct a review of the proposed signs and the installation locations. As a result, the signs needed to be modified to include a 30" x 30" stop sign rather than a 24" x 24" sign as originally proposed by the contractor, S&W Fence. The new signs also do not comply with a new requirement that the bottom of the stop sign be 7' above the curb of the street. The signs being proposed will be 6'. The SID Board voted to allow a deviation from this requirement. In addition, the Sarpy County Engineer's Office review indicated that a new stop sign should be installed at the corner of 29<sup>th</sup> and Courtney as the present sign is installed on a street light pole that is part way around the corner with the view being partially blocked by the street sign. The SID Board has agreed to provide the BHOA with \$250 toward a new decorative sign at this location in lieu of installing a sign on a wooden post. A motion was made by Dan Rocha to approve two Change Orders from S&W Fence, one to increase the size of the stop signs on the already purchased qty of 5 signs at an additional cost of \$1,500 and a second to add a 6<sup>th</sup> sign to be placed at 29<sup>th</sup> and Courtney at a cost of \$2,000. The motion also required that the following language, requested by the SID Engineer and approved by the SID Attorney be added to the change orders with S&W Fence to address any additional and unknown requirements for the signs..."The signs meet any applicable traffic control standards and crash worthy testing requirements". The motion was seconded by Don Koski and Brigid Kennedy. The total cost for the sign replacement will now be \$11,500 which will result in a remaining balance for BHOA ending calendar year 2012 of around \$1000 until new dues are collected in early 2013.

## **New Business**

**BHOA 2013 Budget**...President Stacen Gross stated that he and Treasurer Dave Wiegand will propose a budget for spending next year, so we can start to set aside money for future maintenance to the fountain, front entrance and signs around the subdivision as the BHOA is still responsible for the maintenance of these improvements should Blackhawk be annexed by Bellevue in the near future.

**2013 Dues**...Just a reminder that dues are due on January 1, 2013, reminders will be sent out as date approaches.

**Fountain Repairs Bills**...It was also mentioned by Daniel Roche that Denny Whitfield has some bills from fixing the fountain, Mr. Gross stated that any expenses should be turned into the BHOA for reimbursement.

## **Public Comments**

**Front Entrance Lighting**...Still have some lights not working. Munch Electric will be contacted and asked to take a look in conjunction with a planned visit to repair damaged lighting in the park.

**Front Entrance Holiday Décor**...Missy McCool mentioned she has bows for entrance. Molly Gross stated that she would work with Missy to get them fixed up with some new ornaments, etc... and get them installed.

**Graffiti Removal Thanks**...A BIG THANKS to Cheryl Stensby for removing graffiti from signs in and around Blackhawk following a night of vandalism this past Summer.

**Park Playground Equipment**...A couple members expressed interest in the feasibility and liability to add playground equipment to the open area in Blackhawk Park by 25<sup>th</sup> St. Dennis Whitfield, SID Board Member

and SID Engineer advised that the SID would need to undertake any park improvements such as adding a playground and that the topic would be discussed at an upcoming SID Board meeting.

**Park Vandalism (Oakhurst Side)**...Some lights in the park on the Oakhurst side near the playground have recently been vandalized. Our SID (147) maintains the Oakhurst portion of Blackhawk Park through an agreement with Oakhurst SID 186. Discussion was had regarding a request to all residents that back-up to the Park (Oakhurst and Blackhawk) to keep an eye on the park and contact the Sheriff's Office if they see anything strange in hopes of thwarting future vandalism.

**Meeting adjourned at 7:40pm.**

**Next meeting Thursday February 7<sup>th</sup>, 7pm, location will be Leonard Lawrence Elementary.**