

The Vineyards HOA Board Meeting

March 2025 Meeting Notes

Vineyards clubhouse

Meeting Start Time: 7:00pm 3/18/2025

Trustees/Staff in Attendance: Keith Ernst, Sue Blase, Greg Greenwell, Melissa Smith, Brandon Harrison. Emma L.

Committee Members in Attendance: Julie Weissflog, Bob Emery, Bob Isermann

Homeowners in Attendance: Lisa Pigg, Mark Feiner

Homeowner Concerns or Reports:

- We are continuing to look into a common ground erosion issues for a resident on Napa Ln. Greg was in contact with the county. At this point we are going to include this issue when we have an engineer look at the Barsack retention situation.

Board Updates:

- As of this meeting we have some changes to the Vineyards Trustees.
 - Michael Eilers is stepping down after many years of volunteering with the board and the swim team. We thank Michael for all of his efforts over the years
 - Brandon Harrison was appointed to one of the open Trustee positions. Brandon has lived in the Vineyards since 2022.
 - Melissa Smith was appointed to the other open Trustee position. Melissa grew up in the Vineyards and purchased her parents home from them in 2024.
- Thank you to Michael for all of his efforts over the years and welcome to Brandon and Melissa. We appreciate your willingness to volunteer to help with running the Vineyards.

Clubhouse:

- The alarm company is looking into issues we're continuing to see with the door reader and the tennis court lock. At this point they may need to meet with the fence company to investigate a solution that would be more watertight.
- The Napa Ln entrance sign repair has been authorized. That entrance would need to be closed while it is in progress. The contractor who is leading the repair committed to giving us advance notice.

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- We are unable to prove who is at fault for damaging the cul de sac bench on Napa Ct. We will see about having it removed. We do not plan on replacing it at this time.
- The ceiling in the kitchen was damaged with early 2025 weather issues. We have repaired the cause of the leak and are going to have someone repair the drywall.
- We replaced a bench in the fitness center due to its poor condition. The new bench provides more options than the prior one.

Pool:

- We have made the first payment to the pool company for 2025. They are currently looking to hire staff for the pool. If you know of anyone interested, please have them contact Unique Pool Management (314) 455-6350

Social:

- The Easter Egg Hunt will be sponsored again by Realtor Nancy Jostes. Details are being worked out. We still need someone for the bunny costume.
- The Spring garage sale will Saturday May 10th and will be sponsored by Realtor Alex Bargaen. Alex is working out details that will be announced soon.
- The Grace Hauling Bulk pickup will be Monday May 12th. If you are a Grace customer and are planning on putting items to the curb for this pickup, please be sure they are acceptable. Some information is located on their website or you can contact them directly to confirm. www.gracehauling.com
- Confirmed music at the pool events so far are:
 - Sunday June 29th – Lenny Frisch
 - Sunday August 3rd – 2 Pedros

Grounds:

- Sprinklers will be commissioned soon
- We will inspect the Napa Ln entrance to determine if there was any damage to the sprinkler system with the sign accident
- Spring cleanup around the clubhouse will begin soon
- The Beautification Committee will be meeting on March 24th. They are looking for volunteers who would like to help with planting and watering. Contact the clubhouse for details.

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Finance:

- With their new online portal City & Village is handling the financials differently. They will not post any assessment payments until the due date (3/1/2025). So the February financials don't really reflect any of the "pre-paid" assessments. As of 3/17/2025 there were \$64,631 in pre-paid assessments not reflected on the February financial statement
- The Insurance line reflects a payment in February of \$553 that is a duplicate of the same amount that was paid in January. This was a payment that was due and we processed our check request and sent it to City & Village. Due to some turnover on their end the payment didn't get out right away. That combined with USPS delays meant the payment wasn't going to arrive on time. In order to avoid cancellation, we paid the invoice a second time and will have a credit of \$553 for future expenses.

Meeting End Time: 7:39 pm