
Milburn Fields Board Meeting

June 15, 2023

Mission Statement:

The Milburn Fields HOA Board serves the members by maintaining and enforcing the by-laws in a manner consistent to uphold the value of the neighborhood, bring financial value to the members through reputable service contracts, and foster & grow a sense of community.

Milburn Fields HOA gathered at the Panera at 75th and Antioch at 6:30 p.m. on 06/15/23. Alex Payne, Terra Herzog, Traci Higbee, Trent Sorenson, Justin Wetterer, Sarah Hendrix, and Jan Schwert were present. Patrick Scaletty and Julie Bernhardt attended as interested neighbors.

In January a lawsuit was brought against the board by resident Bethany King. Mediation occurred in May, and both parties came to a resolution. We are prohibited by the mediation resolution to discuss any details. Patrick and Julie attended the monthly board meeting to discuss their concerns regarding the lawsuit and next steps. We shared as much as legally possible and listened to comments from our attending residents.

Alex reported that the investigations are ongoing for the HUD and State charges that have been brought against him due to further accusations by Ms. King.

Alex moved to approve the minutes from our last meeting and Terra seconded. Minutes were approved.

Justin reported that there were no new homes closing by the end of the month. He reported that we paid our annual fee for Moneyminder and our annual fee to Kansas to register as an HOA. GFL is charging us a fuel surcharge each month for the rest of this year. This is an unexpected expense. As a precaution to cover possible future budget overages in 2023, we discussed withdrawing \$5,000.00 from one of our annuities. Terra moved and Jan seconded that we move the money. The board approved unanimously. Alex will go to the bank with Justin to sign the paperwork for the withdrawal.

Because of our tighter finances this year, we will host our annual HOA neighborhood party, but we will not have a food truck. We will set up a burn pit and grill hot dogs. The rest of the meal will be a potluck. We have also been looking into having a dumpster brought into the neighborhood for a weekend so we can dispose of bulky items. But due to the additional expense, we will not do that this year. We will look at adding it to our budget for next year.

We will host a neighborhood yard sale the weekend of the OP Fall Festival – weekend of Sept. 30th. Traci will post an announcement of the sale on social media.

Terra reported that the first draft of our updated bylaws document will be ready to post soon. At our next meeting we will discuss a date for a neighborhood meeting to review the first draft and get neighborhood feedback.

The meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Jan Schwert - Secretary