

Seventh Tee HOA Board Meeting, September 17, 2026

Thursday Sept 17, 6:30 pm mtn by zoom

Attendees: Michael, Bruce , Amy, Rollie, Kathy, John Herzog

Michael provided an agenda to guide decision making

Motion to approve Red Dirt fence contract at \$5000 – Rollie -second Bruce – approved 4-1

Landscape at 3585 north and west -discussion of contractors

Discussion of tree surrounds-

Proposal by Bruce – use Nicks for 3585 landscape project at \$8000 and tree base replacement at \$4659 - second Rollie – approved 5-0

Move approval of budget \$500 for areas in front of 3575 and 3565 after consulting with those members

Bruce - move approval of purchase of 3 more plants for use at Herzogs and they will provide \$200 for a tree to be planted as well - second Amy – approved 5-0

Discussion of aeration and over seeding - no decision

Meeting adjourned 7:10

Info for the meeting provided by Michael

Member requests:

John Herzog requests planting th3 ornamental grasses on north side of garage.

Celeste Blakely proposes drought-tolerant plantings in front of 3575 Clubheights.

Kathy Devalk wants chimney flashing/mortar repaired and overhead branches trimmed.

Financials: \$21,287 in bank reserves. \$18,000 in dues payable through 2026. Another insurance payment of \$9,600 in 2026. Possibly savings due to no lawn maintenance contract

Maintenance Priorities:

Grass mowing: weekly through mid-October: \$250 per mow by Nick

Sprinkler System: need to replace solenoid valve, system shutdown mid-October

Ash borer inoculation: waiting on SavaTree advice and estimate

Snow removal: need to contract for upcoming season

Gutter cleanout: need to schedule fall cleanout

Fall cleanup of leaves: Need to schedule in November

Aeration and overseeding of lawns – wait for spring?

Landscape and Capital Improvement Priorities:

Extend and paint fence on Broadmoor Valley Road

Rocking behind 3585 – 3565 Clubheights: consider estimate and decide

Repair deteriorating tree boxes north of 3585 CH and west of 3555 CH: consider/decide

Plant trees in southwest and northeast corners of property – wait for spring?

Replace grass in front of 3575 Clubheights with drought-tolerant plants – in 2027?

Repointing of brickwork throughout property to repair cracking mortar joints.

Repair broken sidewalk south of 3535 – 3555 Clubheights – in 2027?

Proposals under consideration for September 2026

Rocking behind 3585 – 3565 CH: **Fisk proposal:** \$9,525.00

Nick proposal: ~\$8,000.00

Replacing 3 Tree Boxes: **Fisk proposal:** \$5,672.50

Nick proposal: \$4,659.61

Remove split rail and extend fence 100 feet: **Red Dirt Fencing** estimate: ~\$5,000