



FP Board Minutes

Thursday, Sept 25, 2025

Venue: Koelbel Library

Time: 6:30 PM

- Roll call of Board members attending: Mariann Cananuto, Greta Oberschmidt, Becky Bush, William Crouse, Paul Denham, & Brady Landgren
- Determination of quorum: Yes
- Owner's forum and comments 5 mins.
 - Homeowner forum: No one showed besides the board
 - Comments:
- Minute Approval: Mariann, Becky - approved.
- Date of next 2 meetings:
 - Oct 23rd, koelbel 6-8
 - Nov 18 (Annual Meeting) Southglenn 6-8
- Finance: The checking account balance is \$46,721.97, and the reserve account balance is \$32,159.38. We have a reminder that our maintenance budget is over budget due to the sewer repair, as well as a couple of other items that increased after we set the budget. Let's ensure we are mindful of the budget with all future purchases.
 - Many repairs to the sprinkler system this year, totaling \$1666.87. Spoke with JBK, and they said it's time to replace the system or repairs will keep happening. Quote \$17K-\$19K.
 - Kevin at JBK gave the above quote. This is a rough estimate. This would require a vote to raise monthly dues and need a vote. This is a 4% increase to our monthly dues if we bring this to a vote.
 - Mariann proposes that we put half aside next year and then the following year design and pay for this new system in 2027.
 - Brady says that since we do not know what we are going to do with the tennis court and open space in the next few years, we should not do this at this time and pay for repairs over the next few years. Once the tennis court improvement/redo is decided on, then we will do this at this time.
- Social:
 - Oktoberfest is all set, with sausage, hot dogs, soft pretzels, and cheese donated by Leah and Dave Pytlinski.
 - Everyone who donated needs to be shouted out in the October newsletter. Greta to gather donation names and compile this.
 - We are under budget on both the 4th of July and Oktoberfest. This money allotted in the budget that is not spent on events will be absorbed into the reserve account.
- Pool:
 - Lock system
 - Is the installation scheduled?
 - Brady to set this up after the Sept. meeting since we needed a final on this from the board.
 - Lost and Found bins will be set out before fall cleanup, so ppl can grab them and we will get rid of the remaining items in the dumpster.
- Beautification:

- Fall Clean-up
- Dumpster ordered, thank you, Becky and Dan - a smaller dumpster was ordered this year, hopefully this will not be taken advantage of. Pickup will be in 3 days after dropoff (fingers crossed).
- Anything else we need for fall clean-up? Greta to send out email about fall cleanup and remaining items.
- The roof on the pool house needs to be looked at. Todd Bourne is an insurance adjuster and will take a look at this winter and assess.
- Light on the south side needs a new orb; electrical repair may be really expensive, so we should check into a powered replacement. Brady will look at the electrical and bring a volt meter to see what we are really dealing with, and will discuss it at a later date. More to come.
- Tennis:
 - What do you think of proposals?
 - We have proposals that the board has reviewed, considering bringing proposals to the annual meeting and bringing an open discussion to the neighborhood.
 - There is a modular tile system that could be laid on top of the court that is relatively inexpensive, which could give us a few more years to save up and make a decision for a long-term solution.
- Communications:
 - Still working on the website.
 - Need to get minutes on website - Greta.
 - Email needs to be sent out/or specific neighbors asked for backfill of dirt and cement replacement. Marainn and Dan to set a date and get a crew.
- Old Business:
 - A reminder to put together a checklist or duties for your specific position.
 - Recruitment of new board members needs to happen. Does anyone you know who is interested?
- New Business:
 - Who can help with annual meeting mailings? Becky
- Adjournment
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