

Deeg Pond Condominium June, 30th, 2026, 5:00pm
Board Meeting Minutes
Zoom Meeting

I. Call to Order Jeanne calling meeting to order at 5pm. Approved

- A. **In Attendance** Stephanie Peck, Treasurer Director: Kaye Ochner, Secretary:
VP Paul Johnson and President Jeanne Sedgwick.
Not able to attend Cyndy Bullard

Others Present: Kimberly with Premier Association Management, Lu 1514, Sue and Jerry 1328, Heather 1302, Caleb 1444, Carla 1442, Glen 1508

II. Open Q&A for owners

Jerry- moldy siding, they have been looking at for 2 years, owner is not doing anything. Board will discuss at the meeting - LS and mulch around tree, 2029.

Sue – Lawn grass – owners do not care? Dog urine, bushes trampled on – every owner should not pay for this. Owner guest kids ruin grass driving on it, edge of drives which drive on them and which don't.

Caleb – Biggest concern early concern about project. LS walkthrough already done.

Glen – with Lu on project

Heather – front porch

Carla – little pieces of debris going uphill – toys left in road and cover of lids not closed.

III. Approval of Agenda-Motion Cyndy, Jeanne seconded to approve Agenda as Submitted. Approved

IV. Approval of Minutes 1/27/26 Motion Jeanne, Paul seconded to approve Minutes of the 1/27/26 Board meeting. Approved

- A. 1514 I've thought about this many times but didn't do anything. I want to suggest putting a NO OUTLET or DEAD END sign at the entrance into our block on the inside corner of the berm facing west. We get so many turn arounds every week because they can't see the street ends. Thanks. Motion Cyndy, Jeanne Dead end no outlet Approved
- B. **1514/08** Just a short history. For many years we (homeowners) maintained it ourselves. It's not about the path. It's controlling the weeds and brush to maintain our views. It had gotten to the point we couldn't see the pond at all from our lower level and even the upper-level view was obstructed. At our age 😊 We are looking for a more permanent solution. That's why we paid \$5,000 to have MACAM come in with a backhoe to remove buckthorn, etc. They then hauled it away and seeded the area (from one end of our building to the other) with a type of grass that grows to about 12" and never has to be mowed. The area was from the retaining wall down to the pond which was the area we cleared. We had checked with the city and clearing down to the pond was not an issue. The first thing that happened was our Deeg Pond crew came along and blew all the seed away during Fall Cleanup. I had never seen them blowing that area before. It cost \$500 to have it reseeded. Fast forward to this spring. The weeds have come back with a vengeance, and the grass is coming in very slowly. We think we can still make this work for the long haul with three approaches.
1. Keep the area mowed/weed whacked. We cleared the same area and seeded. That's where we need a bid from our crew. What would they charge per mowing. We anticipate three and maybe four mowings. Keeping it

- mowed will give the grass a better chance to grow and it is easier to see the areas that need additional seed. Owner paying for. We will start spraying the same area for killing the weeds.
2. Hopefully this approach will lead to a long-term solution. We've lived here for 26 years. Unless something changes drastically, I don't think there's much chance of flooding. Premier gave us several companies as possibilities for doing the MACAM, the company we hired was one of them. Just a note that when the path was cleared earlier this spring, we did have people come and just enjoyed looking at the pond. We don't mind that at all. The land belongs to the association so if others can enjoy that also we're happy to share it. Hopefully this answers the questions raised by the board members. Don't hesitate to reach out if you need more. Thanks for your help.
 3. Grounds company – mowing and spraying. Motion Jeanne, Paul approve continue request for bidding out out chems and mowing as already approved in the past main plan. Carries Approved 4/1.
 4. Lining sprinkler heads by pond, and mow the line.

V. Financial 1st quarter 2026: Motion Stephanie 1st qtr. Financials, Kay seconded to approve financials as presented. Approved

1. Checking Balance:
 - a. 12/31/25 Balance: \$6,790.87 (\$491 fees paid in advance)
 - b. 3/31/26 Balance: \$9,816.05 (\$972 fees paid in advance)
 2. Operating Savings:
 - a. 12/31/25 Balance: \$32,596.64
 - b. 3/31/26 Balance: \$34,654.56
 3. Replacement Reserve:
 - a. 12/31/25 Balance: \$151,399.39 (\$10,515.66 in “cash” account)
 - b. 3/31/26 Balance: \$175,971.84 (\$35,088.11 in “cash” account)
1. **Legal Associating Status- The Association has no pending litigation for or against any party right now.**
 2. **Legal and past due fees**

VI. Other Business

- **Website updates- Stephanie Jeanne**
- **Building power washing and assessment \$300- \$240**
If not done by labor day – The BOD will hire it done and then assess the unit. Motion seconded to complete power washer this will be assessed sept 15th, Approved Top hat and info,

Deferred to July Meeting

The Burnsville public works and Great River Project
Deck replacement of rotted wood
Staining
Concrete repair
shrub/Tree replacement
Tree pruning - Fall
Asphalt Crack fill and street repair
Mailbox replacement and no parking signage
SF 1750

VII. Meeting Schedule & Plan July 29th at 5pm

VIII. Adjournment Motion Stephanie Pauk seconded to adjourn the Board meeting at 6:20 pm Approved.