

**MINUTES – ANNUAL MEETING
Deer Ridge Estates HOA
March 8, 2025**

Attendees

Darla and Jerry Hollars
Betsy Gray
Michael Means

Our Annual Meeting was held on March 8, 2025 at the Gray/Means home and commenced at ~3:00 pm.

Cul de Sac Repair – Bloomfield Rd and Deer Ridge Trail

We discussed both BNR quotations you received after our December annual meeting for the two cul de sac repairs needed, one on Bloomfield Rd. and the other on Deer Ridge Trail. Based on the feedback provided by Jay Satterwhite of BNR Paving, we decided the asphalt overlay option would be the better choice. The cost for this option is \$26,644. It will last much longer than the chip sealing option (see asphalt overlay quote attached dated 12/9/24.)

Increase in Annual Dues

Charley Rule was out of town the weekend of the meeting but reported we have \$27,013.89 in our Wells Fargo account. At our annual meeting last December, we discussed the need to raise our annual dues because of both inflation and the upcoming road and cul de sac repairs. The figure of \$500 was proposed then and we decided at today's meeting that \$500 would be reasonable. If all lot owners make payment in a timely manner, once all the road work needed is completed, that will leave us with a balance of \$2,871.89.

Since annual dues are payable by the end of July, the work probably won't commence until the late summer/early fall. Jay indicated the pricing would remain the same as quoted last December if the price for asphalt doesn't increase. Should a special assessment be required, it will be addressed then but increasing the annual assessment should mitigate a large special assessment. If you have questions, you may contact Jerry and attached is our latest member list.

The meeting concluded at ~4:15 pm.

Betsy Gray
Secretary