

Village at Prominence Point Developer Meeting

November 6, 2023 6:30pm

Welcome by Greg Cronin, with UBA Acquisitions and Development

Greg let residents know that this meeting is about collecting questions

If homeowners not in attendance would like to submit questions please send to:

amber@welchrandall.com & Brenda@welchrandall.com

We will work on answering questions within 30 days of meeting

HOA still under declarant control, however developers asked homeowners who would like to be part of the HOA Advisory board to let Amber or Brenda know. You would not be a voting board member but would be included in meetings & emails to include your input.

Greg stated that a 3-level independent living building was to be built in the area near the Patio Homes. This has since been changed to include the clubhouse & 12 townhomes, 2 pickle ball courts and a playground.

Greg introduced Steve Davies who is also with UBA. He has been building for 52 years. The developers want this community to succeed. They are based out of Utah and very hands on.

Mayor Berube was present and addressed residents. He let owners know that the developers have a development agreement in place and they will live up to that. The mayor also owns a property in the community and has a vested interest in it succeeding. There may be some amendments made to the original development agreement. The mayor urged homeowners to come to city council meetings on the 2nd & 4th Tuesdays of each month.

Apartment construction has started. Developers have changed from originally having 25 apartment buildings down to 15.

Landscape for playground and newly built clubhouse will continue in the spring.

Plans are in the works to change from 2 small pools to 1 large pool.

Greg Cronin mentioned that the reinvestment fees that have been paid may be used to furnish the clubhouse. Developers have invested around one million dollars for amenities.

Greg stated HOA dues have been less while homeowners have waited for amenities to begin. Dues will likely increase beginning part of 2024.

Clubhouse to be turned over by January 1, 2024 to homeowners. Welch Randall and board will work on putting together clubhouse rules.

Another Developer meeting will be scheduled during the first quarter of 2024 to answer more questions.

Replacing existing trees and sod will be addressed in the spring and dependent on HOA budget.

Parking rules are to be discussed during the next board meeting.

Meeting ended 7:45pm (42 homeowners in attendance, 2 Developers & 2 Welch Randall Employees)