

**Meadow Creek Homeowners Association
Annual Meeting Minutes
August 12th, 2017
Town of Vail Council Chambers
10 a.m.**

Owners Present:

Theresa Michel
Sara Newsam
Heather Price
Steve Meyer
Larry & Holly Sherberg
James & Karen Gregory
Fred & Abby Danner
Sarah Oliver
Alane Lumpkin
Will Lewis
Barry Davis
Ron & Myrna Strong

Mary & Steve Quartin

Proxies:

Ellen McDermoot to Heather Price
David & Gretchen Black to Barry Davis
William Silvers to Barry Davis
Donald & Audrey Gilden to Donna Seaver
Dan Osborn to Heather Price
Domini Zopf to Will Lewis
Madeline Brand to Heather Price

Management Present:

Steve MacDonald
Hannah Wedeking

Call to Order at 10:12AM

Review of Minutes of Last Year's Annual Meeting

Motion by Barry to approve the 2016 Annual Meeting Minutes, Sara seconded the motion, all in favor.

Board Report

Heather presented the Board's Report. It has been almost 11 years since the remodel. The board has been performing yearly walk-throughs with Vail Management Company in the spring. The roofing project is still progressing, 1 roof per year has been upgraded to a newer design and will continue on throughout the next few years. The board would like to remind everyone that uses their units as a short-term vacation rental that the short-term tenants are NOT allowed to bring pets. Short term rentals are also only to be advertised for having 2 parking spaces.

Review of Financials

There has been a 3.6% increase in dues. Meadow Creek has some of the lowest dues in the valley while still supplying comparable services as other HOAs. Barry made the motion to approve the 2017/2018 budget, Steve seconded the motion, all in favor. 2017/2018 budget approved.

Old Business

Insurance

Vail Management Company included the HOA's insurance policy in the packet. Steve discussed that the owner's cover letter discusses what kind of insurance the individual homeowners should have to be totally covered.

Who to Call

Hannah went over how to contact VMC for all afterhours emergencies. Paul, Director of Maintenance's email phuntoon@vailmanagement.com and the Property Manager's email manager@vailmanagement.com. Emails are preferred then concerns are better detailed.

Website Info

If you need a password or log in set up please contact Vail Management, at manager@vailmanagement.com and request a username and temporary password. All HOA governing docs, owner's directories, and other HOA info can be access on the website.

New Business

Auto Withdrawal for Assoc. Dues

Owners can set up automatic withdrawal by filling out the document provided in the annual meeting packet. The money will be taken out quarterly and automatically transferred directly to the association's bank account. If any of the owners that did not attend would like to sign up, VMC can provide the document that will need to be filled out.

Board Walk-Thru Review

VMC provided the updated walk-thru check list. Most everything has been completed with a few misc. items and answered questions from owners.

Election of Board of Directors

Mary Kort motioned to approve that the board remain as is, Alane seconded, all were in favor. The board is as follows:

Heather Price – President

Will Lewis – Vice President

Sara Newsam – Secretary

Domini Zopf - Treasurer

Barry Davis – Member at Large

Adjournment

Larry motions to adjourn at 11:37 am.