

Meadow Creek Homeowners Association
Board Meeting Minutes
July 1st, 2019
Teleconference
4:30 p.m.

Board Members Present:

Heather Price	Domini Zopf
Will Lewis	Dona Stevers
Sara Newsam	

Management Present:

Steve MacDonald
Abel Vega

Meeting Call to Order at 4:33PM

Approval of Last Meeting Minutes

Domini motioned to approve the last meeting minutes for the 04.01.19 board meeting. Donna seconded the motion. All were in favor.

Financials

Steve spoke to the financials; the association has \$188,826.71 in total cash available. The capital improvement account is currently at \$174,832.80. The board has made the following changes to the 2019/2020 budget: the management fee was increased by \$1,000; the water and sewer budget has been increased; the snow plowing budget has increased to \$19,000 for the 2019/2020 winter season. Dona motioned to approve these charges, increasing the association dues by 2.9%. Will seconded the motion. All were in favor.

Old Business

Mold

The board has had units F3 & F5 air samples tested and the test results have come back negative. All or any repairs or mitigation owners would like to do will be at their expense.

New Business

Decks

VMC recently renewed the association insurance for this next year. The insurance company has requested that Meadow Creek HOA have an engineer inspect the decks in the complex. The association will be paying for the inspection and owners will be responsible for any mandatory repairs. An engineer has since been scheduled to walk the association decks.

Management Contract

VMC has presented the board with an updated management contract. The board will review the contract and approve.

Remodel Standards

Heather will look to establish a standard for future construction and will present it to the board for review before sending to the owners.

G3 Deck Post

The board has asked VMC to bill the owner for the repairs to the deck post after a vehicle struck it with a car.

Maintenance**Drainage**

A proposal from Elevated Consulting came in a little bit higher than the Yarnell bid. Both bids are for a survey and a proposal. No work is included in either proposal from Elevated or Yarnell. The board will research both proposals and present their ideas at the annual meeting.

Next meeting will be August 10th at 10am.

Meeting adjourned at 5:38pm.