Minutes From Homeowners Association Meeting

Community Meeting:

Meeting Date: January 11, 2011

Meeting Start Time: 6:30 PM

Meeting Location: Village Baptist Church

Attendees:	Jerry Rohlfs	Meadow Park Board
	Craig Anderson	Meadow Park Board
	Jennifer Atkinson	Highland Realty & Management, Inc.
	Chris McTarsney (excused)	Meadow Park Board
	Max Holden	Meadow Park Board

Meeting called to order.
Max called meeting to order 6:32 PM

Approve Minutes:
October meeting minutes to be read by Craig.
Jerry Rohlfs moved to approve meeting minutes as written.
Max seconded and the motion passed.

Review Financials
Jennifer reviewed financials in Chris McTarsney's absence. Jennifer informed us that we have switched to an accrual accounting method and reviewed the changes that resulted in the balance sheet. Jennifer then reviewed the budget and expenses.

Craig moved to approve financials/budget
Jerry seconded.
Financials approved.

Design Review Committee Update:
Brian informed the board that no new DRC requests have been filed.
Brian did inform the board that the neighbor at 4735 E. 127th Drive had an unapproved driveway extension. The President of the board has received a complaint about the driveway from a neighbor. Additionally, request for approval has been made and the request denied. Jennifer reported that the management company does have documentation of both the request and the denial.
Jennifer to issue the next fine with a letter informing the homeowner that the matter will next be referred to the attorneys for further action if the driveway is not removed.

Snow Removal Concern Raised:
A neighbor in attendance indicated that portions of the sidewalk along Dahlia are not being cleared by the snow removal contractor. Jennifer is to follow up with the snow removal company and emphasize all of the sidewalk areas that are the responsibility of the HoA.

Board Elections:
The board seats that Max Holden and Craig Anderson were up for reelection.
Additionally, there was one vacant board seat on the board.
After an open call to those in attendance Dean Carpenter of 12467 Dexter Way announced he was interested in the vacant board seat.
Max and Craig ran unopposed for their seats and were each installed for a two year term.
Dean Carpenter ran unopposed for the vacant board seat and was installed for a two year term.

The 2011 Board Members Are:

- Max Holden – President
- Jerry Rohlfs – Vice President
- Chris McTarsney – Treasurer
- Craig Anderson – Secretary
- Dean Carpenter – Board Member

Free dues drawing.
Dang Le & Trinh Ho of 12473 Cherry Street

Open Forum:
A neighbor in attendance inquired about the pool lights being on. Jennifer informed us that the lights are on sensors and are left on throughout the night.

An inquiry was made as to the status of having the locks changed on the pool from a standard lock and key to an electronic entry. Jennifer informed us that she had recently been in contact with Keiser Lock in regards to having a keypad entry whereby each home would have a code. Concern was raised over codes being used as they can easily be handed out to persons not living within the community with legitimate access to the pool. Jennifer is to follow up on pursuing an electronic entry which would require a proximity or magnetic card for each house.

Next Meeting:
Tuesday, April 12, 2011

Max Holden called to adjourn meeting.
Craig Anderson Seconded.
Meeting adjourned at 7:11 PM.