

# **MEETING MINUTES**

## **Meadow Park HOA Board Meeting 7/15/15 6:00 PM Village Baptist Church**

### **Attendees:**

Jerry Rolfs	Meadow Park Board, President
Bill Kaberlein	Meadow Park Board, Vice-President, Scribe
Pat Wallace	Meadow Park Board, Treasurer
Shannon Kaberlein	Meadow Park Board, Secretary
Kristin Billings	Highland Realty & Management
Nick Conley	Highland Realty & Management

### **Absent:**

### **BOARD MEETING:**

- 1) **Call to Order.** Meeting called to order Jerry called the meeting to order at 6:00 pm
  
- 2) **Highland Realty & Management**
  - a) For now, HRM cannot manage the HOA. Kristin stated they can only do the clerical and administrative. They cannot enforce the covenants. We are waiting on CAM license, fingerprints.
    - i) Until the license is issued, the Board and Highland understand and agree that Highland is only a contractor and not managing the HOA.
  - b) Are we operating under the bylaws?
    - i) Surety bond – we are in compliance
    - ii) Meetings – The bylaws cannot be amended solely by the board, it requires the vote of the community.
    - iii) Discrepancies between bylaws and COA (Common Ownership Act)
      - (1) Bylaws state 10% of ownership constitutes a quorum, COA says 25%.

- (2) Fencing around community may be our responsibility or may be the individual homeowners
- (3) Annual meetings – have to be held but not stated what to do
  - (a) Budget not required
- c) Will move forward and get the attorney advice as to how to comply.
  - i) We need an ethics policy per the COA
  - ii) Reserves are well over the study

**3) Delinquent accounts**

- a) Balance at 18,384.75 up from \$18,278.75 last quarter.
- b) We will investigate foreclosure on Kiome and Sparks.

**4) We are way over on reserves**

**MEETING MINUTES**

**Meadow Park HOA  
Community Meeting 7/15/15 6:30 PM  
Village Baptist Church**

**Attendees:**

Jerry Rolfs	Meadow Park Board, President
Bill Kaberlein	Meadow Park Board, Vice-President, Scribe
Pat Wallace	Meadow Park Board, Treasurer
Shannon Kaberlein	Meadow Park Board, Secretary
Kristin Billings	Highland Realty & Management
Nick Conley	Highland Realty & Management

**Absent: None**

**COMMUNITY MEETING**

0 residents attended

**1) Meeting called to order**

- a) Jerry called the meeting to order at 6:35pm.

**OLD BUSINESS**

**1) Approve April Meeting Minutes**

- a) Motion to approve the minutes by Shannon, second by Jerry, passed unanimously without discussion.

**NEW BUSINESS**

**1) Review Financials**

- a) Bill motion, Shannon second to approve financials, passed unanimously

**2) Shed progress – nothing new to report**

- a) Need standards
- b) Send a letter, ask them to mark in favor or not send it pack.

**3) Ice cream social**

- a) Sat July 19<sup>th</sup> 600
- b) Shannan is dishing out the ice cream

**4) Natl Night Out Aug 4th 530p**

**5) Garage Sales**

- a) Friday August 7<sup>th</sup> and Saturday August 8th

**6) Free dues drawing for 4th quarter 2015**

- a) S Kotla and S Poldas 4716 E 127<sup>th</sup> Ave.

**7) Next meeting – Community Meeting Tuesday, October 13th**

**8) Open forum**

None

**9) Adjournment:** Moved to adjourn Shannon, seconded Bill, passed unanimously.

a) Adjourned at 6:57pm.