

# MINUTES OF FEBRUARY 10, 2015, BOARD MEETING

## MEADOWPOINT TOWNHOUSE ASSOCIATION

Meeting was called to order at 4:00 pm at 2020 Elm Circle.

Present: President Lynch, Jennings, Gisch, Cowling and Hanson

Absent: Farris

In the audience were John Kates and Larry Hoier

### **Minutes:**

January Minutes were presented for approval after being sent via E-Mail. Motion by Lynch and Seconded by Cowling to accept as presented. All Ayes. Motion carried.

### **Treasurer's Report:**

January Financial Reports having been sent via E-Mail were presented for approval. Board Treasurer Hanson advised the Board that there was a large balance in our checking account, which was not earning any interest. He suggested that our Association Treasurer transfer \$20,000 from checking account to our savings account. Motion by Jennings to accept the Financial Reports and Seconded by Lynch. All Ayes. Motion carried. Association Treasurer Grodahl will be advised of the Board's wishes to transfer said monies.

*(Financial Reports now become part of the Minutes)*

### **Communication Committee:**

President Lynch is going to prepare the Association's Newsletter. He is going to again stress that Homeowners check their personal Homeowners' Policy and know exactly what is covered and not covered. He also will alert them to some problems that our fluctuating temperatures' have caused, to check for condensation/poor ventilation in the attic and ceilings.

We have a new attorney, and he is working on getting our By-Laws filed. We will need a mailing to all Homeowners for a vote for approving our By-Laws. This should be done shortly. Motion by Lynch and Seconded by Jennings to have the attorney proceed with the necessary steps to act on our By-Laws and file with the Polk County Recorder's Office.

All Ayes. Motion carried.

Meadowpoint Homeowners will be asked to come to the March 17<sup>th</sup> Board Meeting for the results. Once the Ballots have been dually opened, recorded and counted, and the results made public, we will begin our regular Board Meeting. *(Ballots now become part of the Minutes)*

Since we have changed Snow Removal Companies we have had no complaints. It will be noted, that if the grassy areas got scalped by the snow blade, it will be repaired as soon as weather permits...probably in March. Twigs that have fallen because of the winter weather will be cleaned up in March as well.

**Ground/Maintenance Report:**

PM Gisch reported a possible tree hazard. There are 5 Ash Trees which were slated to be removed in the next phase of our Tree Project, that have become damaged by the heavy snow, and all 5 will have to be removed now. (Approximate Cost \$2,000.)

In our 2015 Tree Project it has been established that 84 Trees need attention, we hope to get the number down to 60. And, once again, we will not be planting a new tree for everyone we take out.

PM Gisch has received several calls about spots on Homeowners' ceilings. As stated in the Communication Committee section, this is probably due to condensation in the attic or poor ventilation. He is going to check with the Homeowners and see if they can ascertain what the problem is. Cracking in the Homeowners ceiling and/or walls, is due to settling, and is not the responsibility of the Association. It is a natural occurrence.

**Old Business:**

The Association has a property for sale by owner. It is 1907 Elm Circle. There is another property that might be for sale at 2013 Elm Circle.

There is one Homeowner who, because of a faulty dishwasher, has some interior damage, his claim was denied by our American Family Insurance Policy: it was stated to the Homeowner that his personal Homeowner Policy should cover his interior damage not the Associations' Policy. No results yet.

There being no further business, our next Board Meeting will be March 17, 2015 at 2020 Elm Circle @ 4:00. Motion to Adjourn by Hanson Seconded by Lynch. Adjourned at 5:18pm.

All Ayes. Motion carried.

**Phone numbers for these Board Members are in your copy of our Membership List.**

<b>Carol Cowling</b>	<b>2007 Maple Circle</b>	
<b>Bill Farris</b>	<b>1915 Elm Circle</b>	
<b>Larry Hanson</b>	<b>1902 Elm Circle</b>	
<b>Kay Jennings</b>	<b>1925 Elm Circle</b>	
<b>Dave Lynch</b>	<b>2020 Elm Circle</b>	
	<b>Property Manager</b>	<b>Phone Number 633-7151</b>

Respectfully submitted

Kay Jennings