Agenda

Meadow Point Townhomes board meeting

May 21, 2018

2032 Elm Circle

4:30 p.m.

Call to order

Meeting was called to order at 4:30 p.m. at 2032 Elm Circle.

Present: Boeckman, Freise, Milburn, Hanson, and PM Gisch.

Absent: Jennings

In the audience: John Kates

Minutes from April 2018 meeting

April 23, 2018 Board Minutes were presented for approval, after being sent via E-Mail. One correction: Date of meeting corrected to April 23. Boeckman motioned to approve. Seconded by Hanson. All ayes. Motion carried.

Treasurer’s report

April Financial Reports, sent via e-mail, were presented for approval. Treasurer Freise reported that we made $390.41 in interest during the first quarter of 2018, which was rolled back into the CD. All dues are current. Motion by Hanson, seconded by Boeckman. All ayes. Motion carried.

*Financial Reports now become part of the Minutes.*

Property manager’s report

* Four ash trees scheduled for removal.
* Tree trimming will occur for maintenance.
* Additional tree work to care for dead/dying trees.
* Raccoon mitigation continues.
* Mulched and fertilized new trees and shrubs.
* Median garden has been updated with new perennials.
* Ceiling stains:
	+ It is suspected that many of the stains reported on ceilings result from condensation inside the house due to extreme cold and elevated humidity in the house. PM has contacted Hedberg Roofing for a review to verify suspicions and what can be done to resolve the issue.
* Soffit vents and roof vents:
	+ Continue to seek feedback/guidance from Hedberg Roofing.
* Concrete projects will start shortly. PM will proceed with MPTH concrete repairs and replacements. Terry’s Quality Concrete will be the contractor.
* Homeowners are reminded to abide by Association Rules and Regulations as well as West Des Moines City Ordinances. Two pertinent Association Rules are highlighted below:
	+ All trash receptacles and garbage cans shall be stored in the garages on each Lot.
	+ Nothing shall be altered in, constructed in, or removed from the Common Area, except upon written consent of the Board of Directors of the Association, which may be given through regulations of the Associations.

Communication

Blast emails can be sent to remind homeowners of MPTH updates and important notices.

Old Business

* Raccoons/bird feeders: Proposal to send email to all homeowners to restrict birdfeeders to specific types of feed in order to assist with pest mitigation.
* Discussion regarding homeowner’s sidewalk question. Medical claims based on property liability should be routed to Association insurance company.

New Business

* Review of existing covenants/rules: Request to review covenants/rules in order to ensure consistency.
* Webpage: Request to assemble subcommittee to review webpage for consistency and user-friendliness.
* Review soffit vents: Request to review and fix soffit vents. Visit with Hedberg Roofing for options.
* Association will not pay for planting a tree beyond the property line.

The next Regular Board Meeting will be June 11, 2018, 4:30 pm @ 2032 Elm Circle.

Motion to Adjourn @ 6:00 pm by Boeckman and Seconded by Milburn. Meeting adjourned.

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

**Steve Boeckman 2032 Elm Circle**

**Kent Freise 1911 Elm Circle**

**Larry Hanson 1902 Elm Circle**

**Kay Jennings 1925 Elm Circle**

**Kristine Milburn 2044 Elm Circle**

**Mark Gisch Property Manager Phone Number 633-7151**

**Respectfully submitted:**

**Kristine Milburn**