

MINUTES OF SEPTEMBER 17, 2018, BOARD MEETING

MEADOWPOINT TOWNHOUSE ASSOCIATION

Meeting was called to order at 4:40 pm at 2032 Elm Circle.

Present: Boeckman, Freise, Jennings, Mark Gisch and Milburn.

Absent: Hanson

Minutes:

August 20, 2018 Regular were presented for approval, after being sent via E-Mail. Motion by Freise to accept the August Minutes as presented. Seconded by Jennings. All Ayes. Motion Carried.

Treasurer's Report:

August 31, 2018 Financial Reports, having been sent via E-Mail were presented for approval. Treasurer Freise reported that we earned \$251. interest from our M/M account. Our budget is at 66.7%. We still have some tree expense and some concrete projects, but overall our Budget is OK. There are a few categories' that are over, and several that are under but our 2018 Budget will balance. Motion by Jennings to accept the Financial Reports as presented. Seconded by Milburn. All Ayes. Motion Carried.

Financial Reports now become part of the Minutes.

Ground/Maintenance Report:

- Several Ash trees have to come down yet, along with a River Birch
- Pin Oaks are being treated
- Tree trimming will be done where necessary
- Soffit vents will be inspected and replaced/repared where needed
- Gutter will be inspected at this time, and if loose or sagging will be repaired
- Lawns have been aerated and over-seeded. Will treat bare or damage spots as needed
- Monitoring the 3 plex drain problem on Elm Circle
- Will continue to address and monitor the condensation problem
- Some paintings needs to be done where condensation had caused a problem
- Correcting the slope of a drain to move water away from foundation on Elm Circle
- Will plant one tree on the Common Grounds yet this fall-Elm Circle side
- Homeowners' at the end of our Cul-De-Sac's find that area rather dark. They will get together and purchase, at homeowner's expense, some LED bulbs to brighten the area

Old Business:

Soffit vents, PM is addressing this issue and will report back

Ventilation/ceiling repaint

Securing under homeowner's deck for preventing critters getting under there

Walk around for tree trimming

Re-Check concrete safety issues several are slated to be done in 2018, with others scheduled for 2019 and 2020. We want to bring our concrete in the association up to code.

New Business:

Blast E-Mail for homeowners NOT to fill their birdfeeders for the winter. We want to discourage critters

Blast E-Mail for homeowners asking who might be interested in having their dryer vent cleaned. the Board is negotiating a lower price, if we can get enough interest.

Blast E-Mail to notify homeowners IF they are on the Phase II concrete project schedule. Will try to give 48 hour notice.

Will have a proposed 2019 MPTH Budget at the October 15th meeting to be discussed.

Nomination committee for MPTH Board.

There being no further business, the next Regular Board Meeting will be October 15, 4:30 pm @ 2032 Elm Circle.

Motion to Adjourn @ 5:47 pm by Milburn and Seconded by Jennings. 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

Respectfully submitted:

Kay Jennings