

**Meadow Point Townhomes Association
Board of Directors Meeting Minutes
May 17, 2021**

PRESENT: Steve Boeckman, Jim Gammell, Kent Freise, Sara Schlievert, Kristine Milburn, PM Mark Gisch (phone)

LOCATION: Zoom videoconference due to COVID-19 recommendations.

CALL TO ORDER: Boeckman called the meeting to order at 4:30 P.M.

SECRETARY'S REPORT: Schlievert moved, Freise seconded to approve the April Minutes. Motion passed unanimously.

TREASURER'S REPORT: At this point, we are through 33% of the fiscal year, with 24% of the budget spent. Concrete repairs are delayed 2-3 months, pushing back that expense. Mediacom has raised their fee from \$3000/month to \$3600. Dues are all current. Owners' equity is up 10% to \$369,000. Gammell moved, and Schlievert seconded to approve the report. Motion approved unanimously.

PROPERTY MANAGER'S REPORT: Update regarding the roof claim: Insurance company adjusters and the public adjuster are meeting in the next week or two to determine the decision on roof replacement. Depending upon the outcome, the MPTH Board may need to move quickly, regarding roof replacement. Tree planting will take place in the next couple of weeks, and tree cutting will be done on dead trees and bad limbs. Currently, the plan is to plant twelve new trees. Lawn seeding on Elm is done and Maple will proceed. Mulberry trees along the trail will be trimmed.

COMMUNICATIONS REPORT: Milburn will send an e-mail reminding owners about spring cleanup and typical spring reminders.

OLD BUSINESS: Use of lattice on the privacy walls is still being evaluated. The board will survey the property and hopefully come up with suggestions for those areas. The four-season room planned for 1912 Maple will need board approval, and Kent and Steve will follow up.

NEW BUSINESS: None.

Freise moved and Milburn seconded to adjourn the meeting. Motion approved and meeting adjourned at 5:30 P.M. The next meeting will be held on June 21st at 4:30 P.M. Location to be determined.