

**2023 Annual Meeting Minutes**  
**Townhomes of Meadow Point Association**  
**October 14, 2023, 10:00 a.m.**

**Location: Elm Circle cul-de-sac & Boeckman garage (due to drizzle)**

**Call to Order:** Board president Kristine Milburn called the meeting to order at 10:03 a.m. Board member introductions: Kristine Milburn, Sara Schlievert, Kent Freise, Jim Gammell, and Kathy Olah. Also in attendance: property manager Mark Gisch. Milburn then asked attending homeowners to introduce themselves. Including board members, a total of 45 homeowners representing 35 units, attended the meeting.

**Minutes of 2022 Annual Meeting:** reviewed, which were included in the packet of materials delivered to each homeowner. No corrections or additions. Motion to approve by Joel Olah, seconded by Lars Peterson. Motion carried.

**Treasurer's Report**

- 2023 Budget - Freise provided status update of 2023 budget as of September 30.
- 2024 Budget - Freise reviewed the proposed 2024 budget, which included two options based on keeping or eliminating cable service with Mediacom. After discussion of pros and cons, members voted to discontinue Mediacom and 2024 dues will be decreased to \$225/month (\$25 less than 2023). Freise also reported that the only line item subject to change is the insurance premium since West Bend will not be renewing our policy.

Motion by Don Cox, seconded by Joanne Boeckman to approve treasurer's report and 2024 budget. Motion carried.

**Property Manager's Report:** Fall projects will include tree trimming, grass reseeding, gutter cleaning, and repairs related to animal issues (e.g., woodpeckers, raccoons). Fall leaf removal and lawn treatment will be done by Shades of Green. In winter, Lawns Plus will do snow removal in driveways, and Gisch and his crew will clear snow on homeowners' sidewalks. West Des Moines city crews clear snow on city streets, Maple Circle and Elm Circle.

**New Business:**

- Mediacom Cable Vote: Members voted 39-20 against continuing to cover Mediacom cable service through HOA dues. Homeowners will be responsible for their own cable (and Internet) service. Dues for 2024 will be decreased to \$225. Milburn confirmed that the MPTH board will provide guidance to assist homeowners during the transition.

**Board Member Election Results (2-year terms):** Kristine Milburn was reelected, and Joanne Boeckman and Mark Pockrandt were elected. Jim Gammell and Sara Schlievert rotated off the board.

**Questions/Comments:**

- Special thanks to homeowners who help with landscaping, bush trimming, watering new trees, and donating plants.

**Adjournment:**

Meeting adjourned at 11:15 a.m.