



Estates @ Meadowwood III

2023 Board Meeting

March 20, 2023 at 4:00 pm (Via Zoom)

<https://us02web.zoom.us/j/87273813779?pwd=OTh0U25LVmdBcFBnSUdWT0FzZVN5Zz09>

Minutes

1. Call to Order and Introductions:

- a. Roll Call and Establish Board Quorum – Board Directors all present.

2. Approval of Minutes of Preceding Meeting: APPROVED

- a. Approval of 2/21/23 minutes.
- b. Lauri/Bill had minor edits – The spelling Holly's last name.
- c. Added Greg to the home painting and Tract C.

3. Reports of Officers: We will be covering Reports in the items below on the agenda.

- a. President – Doug
- b. Secretary – Jenny
- c. Treasurer – Greg
- d. Vice President – Board agreed that this position is not needed.
- e. Doug – Are there anything from the Financials that need to be called out – Lauri/Bill? No nothing that needs to be raised/ no issues.

4. Reports of Committees: Until we have Committees established, we will pass.

5. Unfinished Business:

- a. Audit Approval Status - current tally of votes – 35 votes, 33 for waiver of audit, and 2 proxy to the Board. Will send out an email to the HOA now notifying them that we will hold the meeting this evening, as planned, for 15 minutes.
- b. Hillside Maintenance – Table until Spring – Targeting April or May.
- c. Home Painting – Table until Spring- (Doug, Greg & Dale M. to determine) – Targeting April or May.
- d. Nothing exists in the TH By Laws that says the owners need to pay for the landscaping fees – Board does need to add.
- e. Conservancy of Tract C property above N. Dunbarton (Bob Skattum, Matt Albright & Greg Kautz).
 - i. Greg researched and could not find any information on it.
 - ii. Bob Skattum did not find anything on it.
- f. HOA Volunteer Survey and Board Operations Survey
 - i. The survey works and we have not sent it out yet.
 - ii. Greg and Jenny are okay with sending out the volunteer survey.
 - iii. Send out a separate board operation survey.

- g. Landscape Maintenance and Snowplow Contract
 - i. New Snowplow company: Frugal approach to managing winter conditions.
 - ii. Checks forecast – doesn't plow if it's going to warm up to 45 by noon.
 - iii. De-icer he noticed that ours is diluted – his is stronger.
 - iv. Landscaping – Itemized Services
 - 1. Bushes 2x/ year

C&C Needs to come back and replace the sod and curbing from the snowplow damage.
- h. Entrance Gate Security
 - i. Front Gate – Security System – Would like to revisit.
 - ii. Greg – new entrance screen for gate on the other side of Meadowwood. Screen could add security to the gate. Bill will resurrect what we looked into prior.

6. New Business:

- a. Spring Newsletter – Claudia Lopez will publish, needs articles.
 - i. Updates needed for content.
 - ii. Intro to Greg / Summer Social.
 - iii. Planting flowers at the front of the Entrance – Greg's wife and others would volunteer time to contribute to the community.
- b. HOA Board Social – Discuss available dates.
 - i. 4/7 – 4/8 or 4/29.
- c. Future Board Meeting dates.
 - i. April 24th 4:00 pm.
- d. Trees and Common Area need to be removed.
 - i. Greg would like to get bids to get them removed.
 - ii. Also, to get bids on new trees.
 - iii. Doug/ Jenny aligned with getting estimates.

7. Adjournment: 5:17 p.m.