

Spring Meadow HOA Board Meeting 5-23-06
1214 Montgomery Street SE

The meeting was called to order at 7:00 p.m.

Members Present: Tony Stuckart, Mitch Dietrich, Chuck Gascoigne, Larry Martin, Mary Ray, and Bobbie Barnhouse. Vern Fowler was absent.

The minutes of the 4-25-06 meeting were read. Larry made a motion to approve the minutes, Chuck seconded the motion. Motion carried.

President's Report: Tony reported that the President of the HOA, Scott Morris had resigned. The next meeting of the HOA Board is scheduled for June 27th.

Tony also reported that the sprinklers in the common areas were not working correctly. He has been in contact with Henry of Green Thumb to adjust the sprinklers and make sure the areas that were drying up were given attention. It was also reported that some areas near the Spring Meadow sign were getting too much water and water was standing in several places.

Treasurer's Report: Chuck reported that we were right on budget for the year. He also noted that another payment of \$20,000 was due on the note to Oak Creek Park on May 31. As of 5-23-06 we had a balance of \$27,933.14 in checking and \$20,122.49 in savings. (A copy of the balance sheet will be attached to these minutes on file.)

ACC Report: Modification requests: Tony reported that we had one previous outstanding, one additional since last board meeting, both had been responded to. Complaints: Three previous outstanding, one additional since last board meeting. All had been responded to.

Hospitality Committee: Larry reported that the seed packets were well received. He announced the newsletter would go out in June.

Community Relations: Larry reported that he had talked with the City Manager about the proposed park. The process is moving slowly and no construction had started.

Traffic and Safety Committee: No update at this time. We need a new Board rep since Scott had resigned.

Open Forum: Curt Sorte, who is not a member of the HOA. Asked for permission to speak. Tony made a motion to allow Mr. Sorte to address the Board. Mitch seconded the motion. Motion carried. Mr. Sorte stated he owns property adjacent to Spring Meadow. He has encountered many youth on his property and that they had vandalized his newly planted trees. He has asked them to leave many times but was met with less than cooperation. He says he is now going to call police and press charges if the kids are caught on his property again. He has had it posted with "No Trespassing" signs and the signs continue to disappear. He was asking us to help him get the word out to Spring Meadow residents that he would be prosecuting the ones who are trespassing on his property.

Old Business

Annual Meeting: The agenda for the Annual Meeting on July 25th was discussed. Some of the items were: election of three new Board members, budget - financial report. Chuck will work on letter and distribute it to Board members by e-mail. The letter will be mailed to all homeowners sometime in June.

Stop Signs and Traffic Control. Larry and Chuck attended a meeting with some residents of Chinook Drive and the City. They learned that the residents could apply for a grant for traffic control. The speed on Chinook continues to be a problem for the homeowners who live there. The City apparently did a traffic survey and discovered that 85% of the vehicles travel between 25 and 32 mph. The City Planner said a couple of steps could be taken to help with the problem. (1) Take out center stripe along Chinook and, (2) move the 25 mph sign closer to Falcon and add a 25 mph sign on the north end of Chinook. The City thinks

this would help the situation. No starting date was given. The Board agreed that we need to continue to develop a comprehensive traffic plan.

Pressure Washing of Vinyl Fence: Bobbie reported that we only had one bid come in for the job of pressure washing the fence. Another company who had a portable water tank, will be turning in a bid by the next board meeting. Tony made a motion to table the pressure washing decision until we get a second bid. Larry seconded the motion. Motion carried.

Remaining term for President of the Board: We discussed the resignation of Scott Morris, who resigned from the Board. Bobbie made the following motion: Because, as a Board, we are nearing the end of the year, I make a motion that this Board not elect a new President at this time, but to let Tony Stuckart assume the duties of the President until the annual meeting in July. Seconded by Mitch. Motion carried unanimously.

Payment for regular services that require a debit or credit card: Because a couple of our obligations require a credit or debit card, it was discussed how to acquire a card to pay these bills (mainly the voice mail account and the website charges). Up to this point the charges have been paid by individual Board members and then were reimbursed. It was decided that we should wait to get additional information from the bank and management services to see how this could be handled. Issue was tabled.

Larry gave a report of the Hospitality Committee newsletter: The Board decided that we all need to review the newsletter before it is sent out to homeowners in Spring Meadow. A copy of the newsletter will be e-mailed to the Board within the next day or two for comments or corrections.

The Board then went to executive session.

Respectfully submitted,
Bobbie Barnhouse, Secretary
Spring Meadow HOA Board