

Meadows at Rock Creek Homeowners' Association

REGULAR MEETING OF THE BOARD OF DIRECTORS

MEETING MINUTES

Meeting Date: 3/27/23
Meeting Time: 6:30pm
Meeting Location: <https://us02web.zoom.us/j/89384389206?pwd=aXEzd0g5WnB1cjY1cXg1YnNNZW5FZz09>

- 6:33pm **Call to Order**
Meeting was called to order by Zach Aaron
- 6:33pm **Roll Call**
Members of the Board: Zach Aaron, Alaina Weimer, Tammy Furness, Kristin Jones, Julie Ann Troxler, were in attendance. Property Manager James Tungsvik also attended. Eric Jones was unable to attend.
- 6:34pm **Approval of [Previous Meeting Minutes](#)**
Alaina Weimer motioned for approval, Julie Ann Troxler seconded the motion. The motion was approved unanimously.

Meeting Agenda

- 6:34pm **Financial Report and Summary:**
CD rollover was completed as it matured in February and rolled into a 13-month CD. New CD for \$40,000 for 7-months and will be purchased at 3.5% and will be visible on March Financials. Will be receiving CDARS entrance process from Around the Clock to protect deposits over \$250,000 for the Homeowner's Association to be protected with all the current banking issues in the economy. Zach and Kristin will receive a docusign form to complete the registration process.
- 6:58pm **Unfinished Business:**
- Annual Homeowner Survey 2023 - Kristin sent a draft to the directors for consideration on 3/26/23. Goal would be to distribute by mid-April with the latest newsletter.
 - Spring Newsletter: Alaina is still working to finalize to get over to James in the first week in April. Will include ACC reminders including plans and scetches, landscaping, portal sign-up, and parking safety.
 - In-person Quarterly meeting planning - tabled to our next call after the survey results come in.

7:20pm

New Business:

- No new business this meeting

7:20pm

Neighborhood Project Updates:

- Bench & Picnic Table Replacement: Zach - Project is now complete at a cost of approximately \$12,700 plus dumpster cost.
- Kent Kangley Fence 2nd Repair & Painting: Kristin & Zach - Replacement of the broken board for the 2nd repair. Kristin will ask VPS if they paint fences and put across inside of the fence a cross to make it more sturdy
- Landscaping along new fence and overgrown area by the Reserve: Alaina - VPS provided a bid to complete the landscaping on the Kent Kangley side to the east end of the property (approximately 30 ft) and retrofit irrigation total \$23,000. James to send back the bid to VPS and request removal of overgrowth, extension of irrigation plus the same type of bushes plus boulders we currently have along the entrance for a cohesive look.
- Playground Inspection: Alaina - CME is booked in March and will reach out with April dates. Hope to hear from her this week.
- Tree Trimming: Alaina - no current issues at this time.
- Landscaping Refresh: Kristin & Julie Ann: Jason is working on an updated estimate. Believes it will likely increase by \$1800. This should bring the estimate to approximately \$13,500. Will provide a final estimate when it is received. This will include removal of the remaining birch trees and planting of more drought tolerant plants and landscape rocks, uplighting and installation of a transformer, as well as updated irrigation.
- Leaning Tree in Main Park: Kristin - VPS bid has been signed for removal and replacement estimate of \$679.92. Tree to be delivered within 7-10 days and replaced at that time.
- Park Sign Post Removal: Kristin - Two posts were located and removed. Project Complete.
- Street Lights Addition: Julie Ann - Dates are still TBD but have asked for our account numbers.
- Uneven Sidewalks: Eric - TBD
- Speeding Issues: Eric - TBD
- Street Parking Enforcement: Eric - TBD

7:49pm

Committee Updates:

- Architecture Committee: Julie Ann - One project outstanding for approval will be discussed further in executive session.
- Social Committee: Rebecca - no updates at this time. Easter egg hunt on April 1 @ 11:00-11:30.

7:50pm

Open Forum: Neighbor Comments

Each member will have up to 5 minutes, unless time permits otherwise. Please provide your name and address prior to providing a comment.

- *No homeowners are in attendance for this meeting*

7:50pm

Motion to Adjourn: Zach Aaron motioned to adjourn, Alaina Weimer seconded the motion. The motion was approved unanimously.

