

Spring Creek HOA
Board Meeting | April 27, 2020

MINUTES

Board members present: Susan Northleaf, Steve Pitt, Beth Gracely and Aaron Davis.

Helen Cartwright represented Creekside Community Association Management. Due to COVID-19 restrictions the meeting was held over Zoom.

The meeting was called to order at 6:30 pm. We have a quorum.

Homeowners Concerns:

Items on the manager report have been taken care of.

Thomas is scheduling a time to do the spring updates to the front gardens.

There was a query about whether cleaning window wells is part of the grounds clean up. It is not currently and because there is variable access, the board decided to keep this as an owner responsibility.

The board continues to be open to the idea of a community garden if someone is willing to take the lead on organizing this.

There are several broken pickets on the Spring Creek Place fence.

Approval of Minutes:

Beth moved to approve the minutes of the December 19, 2019 meeting. Susan seconded the motion, which passed unanimously.

Financial Statements:

At the end of March 2020 we have \$11,542 in the checking account and \$67,825 in reserve savings. Income is slightly ahead of budget. Expenses are normal for the time of year and we have been making regular reserve transfers. Delinquencies are OK. We will collect the past due balance on 3326 at closing when the unit sells.

Beth moved to approve the March 2020 financials. Aaron seconded the motion, which passed unanimously.

Old Business:

Tree removal: The dead aspen and dying maple have been removed.

Deck repairs / replacement: The board decided to stick with the same materials for replacing decks. It is less expensive and will match the look of the other decks.

New Business:

Election of Officers: Susan nominated Beth to remain as president. Steve seconded the motion which passed unanimously.

Aaron nominated Steve to be Vice President. Beth seconded the motion which passed unanimously.

Steve nominated Susan to be Treasurer. Steve seconded the motion which passed unanimously.

Grounds Maintenance Contract: The Sun & Shade contract for 2020 was approved by email.

Tree Treatments: Steve moved to approve the proposal from Taddiken Tree to treat the trees. Aaron seconded the motion which passed unanimously.

Painting windows & trim: Helen will get bids for this before the next board meeting.

Downspout Repairs: We have a couple of questions for Chris about the carport downspouts. Beth will take a look.

Other Business:

Pet Waste Stations: Steve has installed two of the pet waste stations. We will see how these work and then decide where to put the third one.

Next Meeting Date:

The next meeting will be on Wednesday June 24 at 6:30 pm.

The meeting adjourned at 7:24 pm