

Meadow Creek Homeowners Association Annual Meeting

September 12, 2015

The meeting was held at the Holiday Inn. A breakfast buffet was served at 9:00 am and Nancy Anderson brought the meeting to order at 9:45am. There were 23 units represented in person and 17 proxies, giving us 40 units of representation and the ability to vote on issues. Those present introduced themselves.

Mary presented last year's minutes for review. 3 geographic references were corrected. The minutes were then approved.

The financial Report was given by Aleda. The Profit and Loss Statement was reviewed. The checking account has a balance of \$18,079.88. The cost of the room rental and breakfast for the meeting was discussed. It was determined that it was reasonable. The cost of insurance was also discussed. The insurance covers the board members and the neighborhood sign. The financial statements were approved.

Kent represented the architectural review committee. One request for exterior painting was approved. The chronic issue of boats, trailers, campers, etc. was brought up. One issue was resolved permanently and there are 2 others that need work. If you have concerns, you can email the website: info@MeadowcreekHOA.com. If you rent your unit, be sure your tenants know and understand the By-Laws. Also, the Town of Frisco does not allow camping within the town limits. The Board does have enforcement capabilities and the Town of Frisco enforces the camping restriction. Satellite dishes have also become an issue. The HOA cannot regulate the dish location (federal law), but we can suggest that they go in back of the property if there is coverage. If there is no coverage there, they can be placed where there is coverage on the lot.

Nancy introduced neighborhood issues. Vagrancy and squatters have appeared on busy streets and in Meadow Creek Park. Those present felt that there was no problem with this in our immediate neighborhood. The Transfer Center is owned by the county. They are updating it and will add an additional driveway entering off Meadow Drive for busses. Kent reported that Starbucks and National Grocers on Summit Blvd. are due to open at the end of October. Kaiser Permanente is finishing a new building by the Transfer Center and another building is to be built north of the Kaiser building.

Old Business was raised. The By-Law update did not pass last year due to a lack of enough votes. The State of Colorado requests HOAs to update By-Laws every 20 years. We are overdue. It is necessary for 67% of the membership to vote to change or update By-Laws.

A new committee was formed to refresh the By-Laws and attempt to get enough units to vote. The committee members are: Beverly Breakstone, Jim Veith, Rob Nicol, Jim Whitten and Maria Respini. Issues being looked at are verbiage changes, allowing email as an approved method of communication among members, changing covenants to allow suspension of dues and discussing whether the Board has the discretion to invest money.

There was no New Business to discuss.

Nominations for the Board were requested. There were none. Kent Willis offered to be President and Nancy Anderson offered to be Member-At-Large. It was moved and seconded and approved that the 2015-2016 Board will be:

Kent Willis – President

Pam Murano – Vice President

Aleda Kresge – Treasurer

Mary Goodwin – Secretary

Nancy Anderson – Member-at-Large

Rob Nicol – Architectural Review

The meeting was closed by Nancy at 10:40

Respectfully submitted

Mary Goodwin, Secretary