

MEADOWGLEN TOWNHOMES HOA

MEETING MINUTES

April 10, 2023

Board Members and Apprentices present: Pat Wells, Catie Baldrige, Max Pierce,

Board Members and Apprentices absent: Margie Peterson, Pam Wells, Gene Peterson

Also Present: Ari Gemza

The meeting was called to order at 6:42 PM by **Pat Wells**

Review of minutes from March

Catie Baldrige moved for approval of minutes and was seconded by Pat Wells. Board approved minutes.

President's Report:

- A lollipop light is out along the greenbelt. An electrician will need to be contacted to fix it.
- At the request of the homeowner, a flood light has been installed above parking stall #45. Permission needs to be received from the neighboring unit to connect power to light.
- The damaged lollipop light at the entrance has been replaced.
- A hole in the fence connecting to Indigo apartments has been fixed.
- New building numbers have been received and are being prepared to be added to buildings.
- Flowers have been added to the large pots around the entrance.
- Woodpeckers have managed to create holes in the siding on building #20906. The holes have since been repaired.
 - Note: woodpeckers are protected under Washington State law, so the board has limited options to remove them.

Treasurer's Report:

- Cash Balance: \$64,541.98
- CAB Maintenance Reserves \$539,701.57
- CDARS CD Exp 7/26/23: \$27,019.97
- CDARS CD Exp 6/1/23: \$25,075.11
- Accounts Receivable: \$825.78
- Total Expenses for the Month: \$36,195.18

Block Watch Report:

- Multiple garages were broken into. Emails were sent to homeowners with suggestions on how to avoid having their garages broken into.
- A car was also broken into, and decorative pillows were taken.
- Video of the incidents was provided to local law enforcement.
- A security camera is down and will be replaced.
- The board plans on including a security camera in the cul-de-sac as no security system is currently in that area.

Landscape Report:

- Nothing to report. Yay!

New Business:

- With there being an open board position, the board voted to approve Ari Gemza (Unit #77) as an interim board member.
- The board voted to approve the bid from DOM Construction to replace the wood siding on building #20906 with fiber cement siding (also known as Hardie Board).

Meeting adjourned at 7:46pm