

Meadow Crossing Homeowners Association

2021 Annual Meeting Minutes

Facilitator: Shandar Hoagland, DSI Real Estate Group

Meeting Date: March 4, 2021 at 6:00 pm

Location: Online Teams Meeting

Meeting Called by: Meadow Crossing HOA

Type of Meeting: Annual Association Meeting

Note Taker & Time Keeper: Serena Pretti

Attendees: Attendance taken online through Teams

Agenda:

A) Roll Call

- a. Proof of attendance reached via Teams Attendance Download
- b. Introduction of Shandar with DSI Real Estate Group

B) Reading of Minutes of the last Meeting

- a. Posted on the DSI Real Estate Group Website:
<https://www.dsirealestate.com/hoa/meadow-crossing/documents/>

C) Consideration of Communications

- a. Shandar presented the original letter that was mailed to all homeowners
 - Letter was mailed out on February 17th, 2020
 - Letter and Agenda also sent via email.

D) Resignations & Elections

- a. None at this time – the Board of Directors is still within Veridian. Once the neighborhood is 100% sold, the neighborhood can be conveyed to the homeowners.

E) Reports of Officers & Employees

- a. Late letters and charges will be applied on March 15th, 2021. If dues have not been paid in May, the lien filing process will begin.

F) Reports of Committees

- a. ACC Update: As of January 1, 2021 DSI is in charge of all ACC requests. Serena in our office will be your main point of contact. We have created a new web page that has all the application and project information for exterior and structural improvements: <https://www.dsirealestate.com/condo-hoa/acc/>
- b. The ACC can be contacted at : acc@dsirealestate.com

G) Unfinished Business

A: Olson Toon is coming to remove the Trees on the Berm and get the landscaping cleaned up. Contract is signed, they are just waiting for the weather to warm up.

Q: CBU's on Hawthorn snow removal – was not done completely at all throughout the winter. There was no direct access from the road, City plows it in.

A: Shandar working to address the issue with the Vendor and come up with new solutions to ensure the area is cleared and safe.

Q: If the neighborhood wanted to move forward with adding swing to the park, how would we?

A: A petition would need to be signed by majority of the homeowners, allowing the HOA funds to be used for this. It would need to be a new line item on the budget, because we cannot use the park fund yet.

Q: Would an additional fee need to be charged for insurance?

A: Yes, insurance would increase to cover the addition of the swings. Shandar will work to get a survey out to the homeowners.

Q: The cluster box on Alder Way was also not plowed – the sidewalk was not cleared, because there is no one living in the vacant home on the corner.

A: Shandar to instruct vendor to clear the side walk even if the home is vacant.

Q: If we see snow removal that is not complete, should we let you know?

A: Yes, anytime you see something that needs to be addressed, email Shandar right away – shoagland@dsirealestate.com

H) Original Resolutions & New Business

Q: Do the Villas also need to apply to the DSI ACC as well, even though they have their own board?

A: Yes, but they also have their own declaration to follow.

Q: What recourse is there if the neighbor's dogs are using other homeowners' lawns to relieve themselves?

A: Reach out to Shandar and Serena and we can send a letter to the homeowners to make them aware of the issue.

Q: How will homeowners be notified when the neighborhood is going to be conveyed?

A: A meeting notice will be sent out, and volunteers will be taken for the HOA/ACC Boards.

From there the homeowners decide among themselves who will be President, Treasurer etc.

Once change of the Covenants has occurred and the Board is required to have a Management Company involved once the homeowners take over.

I) Adjournment

- a. **Note Time of Adjournment; 6:29pm**