

NORTHCREST HOA
BOARD OF DIRECTOR MEETING
March 24, 2011

The meeting was called to order at 7:01 p.m. by Judy Thurman, President. Board members David McPhee, Marilyn Duckworth, and Roberta DeHart were also present as well as John Tarlton of Junction Property Management.

The minutes of the meeting were read and stand as read. Current bank balances are operating = \$17,030.31 and savings = \$110,910.33. There are no outstanding bills at this time. Collections were reviewed by the Board in Executive Session.

OLD BUSINESS

Siding at 2049 EW is on hold since the Board voted to do 2016 – 2022 CR first. David made a motion to continue to do the work at 2049-2055 EW. The motion was seconded by Marilyn and the motion carried. David made a motion to use Crossroads Construction Services to do this work. The motion was seconded by Roberta and carried. The Board needs to select a color for this work. On the siding at 2016-2022 CR the small fences in the front of the homes needs to be removed.

The foundations at 2041 – 2047 EW are in the process of being measured. Advanced stated that they have not gotten into 2043 yet. The foundation lift for 2023 CR was completed the second week of March. The evaluations at 2029 CV are still being measured.

John reported about the retaining wall at 2070 EW. He presented four bids for the Board to consider. A motion was made by David to go ahead with All Tex Roofing and Construction and seconded by Marilyn. The motion carried. The Board wants to use gray stones for this work.

John reported that the audit is in process. The tree at 2045 CV was discussed. The cost to remove the tree is \$1000.00. John also found a handyman that would do the gutters for \$695.00. The Board told John that they would not take the tree out until the gutters are installed. They instructed him to give the information to the owner about the cost of the gutters.

NEW BUSINESS

Marilyn mentioned that she had a roofer check her roof. The roofs next to her may need to be replaced. Judy brought up a question about 2036 CR. She has packages sitting at the front of her home and Judy was concerned as to whether she was still around. She needs a letter to clean it up.

A request for Sonya Cantu (2040 EW) was reviewed. She has a lot of weeds and wants her lawn replaced. The weeds should be treated. Then the lawn can be reviewed at that time. Judy mentioned that the lawn guys need to lower the mowers and bag up the thatch. John said he would talk to them about this. The fence between 2037 and 2039 EW needs some new pickets.

The Annual walk through for the property needs to be done. April 13th was selected. John mentioned that annual meeting notice was being set up to deliver in April. The newsletter needs to be done. Laura will need info as to what to put in it.

HOMEOWNER CONCERNS

Lew McEver (2004 CR) attended the meeting. David said that there might be a leaking sprinkler head by the fence at 2068 EW in the front yard. The owner of 2026 CV came by to ask questions about the foundation lift for her home. The Board answered her questions.

The meeting was adjourned at 8:46 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held April 28, 2011.

Judy Thurman, President

Date