

**NORTHCREST HOA**  
**BOARD OF DIRECTOR MEETING**  
April 22, 2010

The meeting was called to order at 7:05 p.m. by David McPhee, President. Board members Emily Kozar and Laura Spain 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 = \$18,124.40 and savings = \$60,140.70. There are no bills currently outstanding. Collections were reviewed by the Board in Executive Session. *Collections were discussed*

**OLD BUSINESS**

The siding 2025 – 2031 CV is underway. Brad with Advanced Foundations has finished the inspection of the units in building 2001 – 2007 CV. The home is on hold for now.

The foundation request for 2063 EW is being reviewed by Advanced. They have set an appointment to meet with the owner.

The Board discussed the annual meeting prep. Kevin was given the large property prints for his display. The audit is proceeding with the Auditor.

**NEW BUSINESS**

Fire at 2037 EW was discussed. The owner is working with his insurance company to get the building put back together. Homeowners need to make sure if they are traveling that a neighbor has a contact number in case of emergencies.

Steve Brown's article was discussed. John mentioned that he sent a reply to the author about his article.

The Board of Directors selected Southern Services to perform the maintenance of the landscaping. The cost of the contract is approximately \$2800 plus tax. Marilyn Duckworth mentioned that the community needs to be told what the proper uses of the sprinkler hose should be.

Emily asked about the tree at 2046 EW. John stated that the owner has not replied to the letter he sent. The Board requested that John send one more letter about the cottonwood and if it is not removed in 45 days, the HOA would remove it and charge back the cost to the owner plus an administrative fee. The next building to be sided will have shakes, so we need to check suppliers for this product.

John reported on the sale of 2316 CG that the HOA owns. He stated that showings were occurring each week.

## **HOMEOWNER CONCERNS**

Gina Rudd (2020 CR) talked about her foundation which is being reviewed by foundation company. She also wanted to know about the vinyl siding schedule for the community. Ava Davis (2033CR) requested the Board look at the fence at her home between her and 2031 CR. She is concerned that they can see into her back yard. The Board stated that the city only allows a height of 8 feet and if she wanted to increase the size the owners can do that. Marilyn Duckworth (2030 CR), Roberta Dehart (2010 CR), Dave O'Connell (2069 CV), and Jeff Camp (2014 EW) were present to observe the meeting.

The meeting was adjourned at 9:04 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held April 22, 2010.

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David McPhee, President

Date