

NORTHCREST HOA
BOARD OF DIRECTOR MEETING
September 23, 2010

The meeting was called to order at 6:58 p.m. by Emily Kozar, President. Board members David McPhee, Marilyn Duckworth, 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 = \$6,320.82 and savings = \$77,482.43. There are no outstanding bills at this time. Collections were reviewed by the Board in Executive Session.

OLD BUSINESS

The draft Audit is completed and was presented to the Board. They will review this and get with the Auditor if there are any questions. Siding at 2049 is on hold for budget purposes.

The repairs at 2037 EW are under way, but they have not completed the exterior. They need to have a letter sent to them to find out when the work will be done or do we need to assist them. Pool is complete and Ranger Pools is finishing the expansion joints.

Next foundation lift is scheduled to be 2017 – 2023 Clubview. We are working getting the evaluations completed. It was mentioned that we need to send a Homeowner Info update when the new dues coupons come out. The Board spent quite a bit of time talking about 2316 CG.

NEW BUSINESS

Issue at 2021 CR needs to be discussed. The meeting for Nov/Dec will be on December 9th. The stairs at 2029 CV have been requested to be replaced. The Board asked John to get price on the steps. They Board will also take a look at this as well. The Board will also look at 2021 CR. The budget for 2011 was discussed. Laura made a motion that the dues not be raised for the next year. The motion was seconded by David. The motion carried.

The homes at 2048- 2050 EW will be evaluated for foundation work. The newsletter needs to be typed by someone other than Laura since her hand is immobile. Laura suggested the pool work and the dues be mentioned in the newsletter. Additionally a note about not parking on the street could be included.

Emily asked that a letter be sent to 2005 EW about the items in the carport. Need to look at the North corner post at the pool and see if a new piece of metal needs to be welded in on it.

HOMEOWNER CONCERNS

Kay O'Connell (2069 CV) and Ava Cross (2035 CV) were present. Kay mentioned that she had a board on the fence that needs to be repaired. Ava stated that groups of the homeowners are going to start "meeting" together to talk about the neighborhood. She stated that she will be working as a liaison.

The meeting was adjourned at 8:43 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held September 23, 2010.

Emily Kozar, President

Date