

NORTHCREST HOA
BOARD MEETING
June 27, 2013

The meeting was called to order at 7:01 p.m. by Kevin Kasper. Judy Thurman, Tina Cash, Marilyn Duckworth, and Nicholas Morris were present. John Tarlton representing Junction Property Management was also present.

The minutes of the previous meeting were read and stand as read. Current bank balances are operating = \$16,236.65 and savings = \$63,804.74. There are two outstanding bills at this time – City of Carrollton (water) and Advanced Foundation (2049-2051 EW). Collections were reviewed by the Board in Executive Session. *Collections were discussed.*

OLD BUSINESS

The foundation at 2049-2051 Embassy Way is completed. The bill from Advanced finally came in. John discussed the annual audit. The final audit is completed and posted on the HOA website.

The Board discussed the broken sign. They looked at several options and asked John to get bids for the other options. They also asked about design options and colors. They also asked for some physical locations to see the signs.

John reported on the sprinklers at 2038 CR. The line from the transformer was cut and is being re-spliced. The controller is currently temped in.

The Board had a workshop with Advanced for the foundation at 2025 CV. They decided to continue to get the rest of the building measured and leave the home on its current position on the foundations list.

The trees at 2039 EW and 2039 CV was put on hold due to the heat. The edging at 2037 CV has had the edging installed and it looks good.

NEW BUSINESS

The sod installation needs to be put on hold due to the heat. Carport clean up was also discussed. The carports may need violation letters again. John asked for a more objective idea of what is allowed and what is not.

The stucco painting for 2045-2051 CV is still working. John is waiting on one more bid for this work. The Board discussed budget re-arranging in executive session.

HOMEOWNER CONCERNS

Linda Lee (2065 CV), Brenda Ray (2013 CV), Bruce Coward (2043 CV), Dee Tagliavia (2053 CV), Roberta DeHart (2010 CR), Gerry Augustyn (2001 CV), Pam Hardigree (2034 CR) were present. Linda Lee asked about keeping her RV (Airstream) at the storage area. The Board told her that she would not be able to keep this storage item in the area any longer. Linda stressed her point again to the Board. She felt that her ownership of her townhome should grant her the ability to park in the storage area even though she lives off site.

Dee Tagliavia asked if the HOA had to deal with the no permit fee letter. The Board explained that this does not apply to the HOA.

Gerry Augustyn asked the Board about the use of the pool by those who do not live in the community. The Board is working on this as much as possible. She also asked if the HOA would install a trash can and a bench at the front of the community. She also asked if the Association can put an ash can in the pool area.

The meeting was adjourned at 9:45 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held on July 25, 2013 at 7:00 p.m.

Kevin Kasper, President

Date