

**NORTHCREST HOA**  
**BOARD MEETING**  
Via Zoom Telecommunication  
August 24, 2023

The meeting was called to order at 7:03 p.m. by President Roberta DeHart. Judy Thurman, Geraldine Augustyn, and Greg Spanko were present. John Tarlton representing Junction Property Management was also present.

The minutes of the previous meeting were sent to the Board via Email earlier and stand as read. Current bank balances are operating = \$13,572.09 and savings \$19,514.39. There were outstanding invoices at this time totaling \$30,855.00. Collections were reviewed by the Board in Executive session. *Owner's accounts were discussed.*

**OLD BUSINESS**

The Board Discussed the current landscaper. After this discussion, the Board decided to have a talk with the owner of the company and then see about changes in the winter, if still necessary. The Board also decided to pull the dead bushes since the owner did not water them when they were installed.

The Foundation list was reviewed. There are two homes on the list, one of which may be under warranty. The Board asked John to get a price to remove a tree at 2075 Clubview to see if it will affect the foundation at that location.

John had sent the Board the draft and final audits for 2022. The Report will be added to the website. John asked about the repair to the siding at 2002 CR and the Board decided to repair the vinyl instead of replacing it with Hardi.

**NEW BUSINESS**

John asked if the HOA wanted to do anything for National Night Out. The Board decided that they would not do anything at this time. A motion was made by Judy and seconded by Geraldine that owners should not have anything attached to the fences (decorations) or allow vines to grow on the fences since both can damage the fence that the HOA has to maintain. The Motion carried.

The Board discussed the need for homeowners to augment the watering at the property. They also discussed owner watering the foundations. The Board decided to hold on any plantings or foundation work until at least October so the heat will dissipate. This will also allow time for the owners to water better.

**HOMEOWNER CONCERNS**

Gina Rudd was observing the meeting. She asked about plantings at the homes. Several owners were on the Zoom call observing.

The meeting was adjourned at 9:24 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held on September 28, 2023 at the offices of Junction Property Management.

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Roberta DeHart, President

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Date