

NORTHCREST HOA
BOARD MEETING
Via Zoom Telecommunication
September 28, 2023

The meeting was called to order at 7:00 p.m. by President Roberta DeHart. Judy Thurman, Geraldine Augustyn, Marilyn Duckworth, 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 = \$6,929.97 and savings \$3,519.36. 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 stay with the current provider until the spring and see what will happen then. They felt this was the wise financial decision at this time. The Foundation list was reviewed. No action by the Board until there is substantial rain and homeowner watering could be verified.

The Board voted to schedule TruGreen to do weed control and Ferts at the community in the amount of \$2,221.29 for the fall and the spring. The motion was made by Marilyn and seconded by Geraldine. The motion carried. John had previously sent the Board the proposed budget for 2024. This will need to be reviewed and voted on at the next meeting.

Judy and Roberta are looking at locations that need more dirt brought in. John stated he was looking at an option to get the dirt for free and would report back to the Board with more info.

NEW BUSINESS

The Board discussed the length of the Board making decisions. One issue was the Board felt too many email chains were being used. They decided to work on using the Board Tasks and emails in the Portal to keep everything in one place. With the holidays coming up, the Board decided to combine the November and December meetings into one date. They selected December 7th for the meeting.

HOMEOWNER CONCERNS

Several owners were on the Zoom call observing.

The meeting was adjourned at 8:09 p.m. This represents the actions of the Board of Directors at this time. The next meeting will be held on October 26, 2023 at the offices of Junction Property Management.

Roberta DeHart, President

Date