

Emerald Meadows H.O.A. Tract 1355

BOARD MINUTES

January 14, 2017

9:00 a.m at Fire Hall

Meeting Facilitator: Linda Barron

Call to Order: 9:00 am

- I. **Roll call:** Linda Barron, Nancy Rich, Nick Goevelinger, Nate Brostrom, Chris Kline (phone)
Guests: Carol Goevelinger, Douglas Higgins
- II. **Presidents Report:** No update this month
- III. **Approval of minutes from September 24, 2016:** Linda Barron and Nancy Rich presented a copy of the minutes. Nick Goevelinger made a motion to accept the minutes as written. Linda Barron seconded the motion. All were in favor.
- IV. **Treasurers Report:** Nick Goevelinger reported that currently we have over \$122,000 in available funds. Nick is working with the bookkeeper to finalize accounts.
- V. **Open issues:**
 - a) Linda Barron was nominated for President. Vote was taken. All were in favor
 - b) Nancy Rich was nominated for Secretary. Vote was taken. All in favor
 - c) **Sharing the Shed with Diamond Meadows HOA:** This proposal was accepted by Diamond Meadows HOA. We will share the combination to the lock with them. The telemetry equipment and spare back flow parts are in the shed. These parts will be available for emergency use but will need to be replaced as soon as possible. We will also need to be notified right away that the parts have been removed. We will share this information with Butch the water master.

- d) **Chip Sealing Roads:** Kirby Hess was not available during the meeting to discuss this issue.
- e) **Update on Entrance Lot MOU:** The other HOA 's have not responded to the MOU as of this meeting. They will be discussing this in their board meetings and possibly have a response sometime in April.

VI. New business

- a) **Merging Two Properties:** Douglas Higgins, owner of lots 44 and 45 is considering merging the two lots together into one tax lot and was questioning if he would then only have to pay one HOA fee instead of two. The board advised he would need to petition the membership for a vote but as far as the HOA is concerned it would still be considered 2 lots whether the county combines them or not.
- b) **Next Meeting:** March 11, 2017 at 9:00 am at the Fire hall

VII. **Adjournment:** 9:44 am

VIII. **Reconvened:** Kirby Hess arrived late to share a contract for chip sealing. The 4 page document was shared with all board members in an email. Consensus was that it was too important to take a vote until all members could be present. Special Emergency meeting scheduled for January 28, 2017 at 9:00 am to discuss.