

2011 Annual Minutes for NorthCreek Subdivision HOA

Date: Sunday, October 30th, 2011

Time: 4PM

Location: Hot Tub

Minutes recorded by: Cathy M. Cantor, Secretary

Chair of meeting: Ron Picarski - President

A – Roll call and certification of proxies; Votes on rules require 51% = 37 homeowners

15 homeowners accounted for
2 proxies

B – Proof of notice of meeting

The notice of the annual meeting was mailed on October 17th, 2011, to all owners of record. This meets the requirements of our bylaws.

C – Reading of minutes

The reading of last year's minutes were waived.

Amendments to minutes of previous meeting if any:

None

D: Reports of Committees

Sue Franz – Hot Tub

Hoping to have improvements to fencing, particularly, the lock on the gate.

The hot tub report was approved.

Landscaping:

Steve Muller has not been satisfied with the landscaping maintenance company. He will seek new bids for next year. He is very aware that some homeowners are concerned with the use of pesticides.

The landscaping report was approved.

AAC Committee:

Exterior Paint Colors:

We will create an approved palate of paint colors for homeowners.

E - Consideration of proposed budget and vote on ratification:

We have \$3400 in outstanding home dues. Gabe will provide Beth Silverman/Mock Property Management a list of who has not paid, and they will follow up.

Other budget line items will be the same as 2011.

The checking account balance as of November 2011 is \$23,000

The proposed budget was approved.

F – Election of Board Members for 2012

Doug Carmichael
Sue Franz
Kirstin Heckmann
Cathy Cantor
Andrea Merrill
Cathy Cantor
Steve Muller
Ted Kennedy

Non Board Members:

Paul Throckmorton will continue to volunteer as our webmaster

Adjourned

Next meeting will be January 5th to elect positions for the board

Next regular meeting will be March 8, 2012
Locations TBD

All welcome and encouraged to attend

List of homeowner present at 2011 annual meeting

Sue Franz	4896 Hopkins Place
David Merrill	3351 Sentinel Drive
Andrea Merrill	3351 Sentinel Drive
Sue Hirschfeld	4802 Hopkins Place
Lance Evans	4821 Hopkins Place
Mary Mac	3327 Sentinel Drive
Ted Kennedy	4813 Hopkins Place
Rick and Barb Ditmars	4881 Hopkins Place
Paul Throckmorton	3343 sentinel Drive
Michelle Kinhead	4874 Hopkins Place
Steve Muller	3348 sentinel Drive
Cathy Cantor	4805 Hopkins Place
Pete Galt	4886 Hopkins Place
Doug Carmichael	4882 Hopkins Place
Ron Pickarski	4836 Hopkins Place