

Meadowmont Property Owners' Association

Board of Director's Meeting

Tuesday, June 14, 2016

Minutes

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Call to Order: The meeting was called to order at 7:00 pm by Vice President Dave Gallagher at 2285 Cedar Lane, Arnold.

Roll Call

Don Cooper	President	BRC/ Signs & Junk	Absent
Dave Gallagher Sr.	Vice President	Trees / EPPOC	Present
Dick Brockett	Secretary/Treasurer		Present
Jill Micheau	Director	Fire Program	Present
Paul Gonzales	Director		Present
Pete Slagle	Director	Signs & Junk	Present
Director	Vacant		

Quorum was attained.

Members in Attendance

Jim Boyer, Susan Gonzales, Nancy Summerlin.

Others in Attendance

Don Shinn, Association Manager

Open Forum / Homeowner's Concerns:

Jim Boyer thanked Don for sending him draft minutes.

Nancy Summerlin, 3460 Crystal reported a new fence along the back of her property. BRC will look into this.

Agenda Review The Agenda was accepted as published.

Approval of Prior Meeting Draft Minutes 5/10/16

Motion Pete Slagle to approve the 5/10/16 Draft minutes as written, second Dick Brockett, motion carried. No EPPOC report.

Treasurer's Report Dick Brockett handed out and reviewed the financial report.

Motion Paul Gonzales to accept the report, second Jill Micheau, motion carried.

President's Report Don Cooper absent.

Manager's Report Don Shinn reviewed his action item report and noted numerous calls for tree removal approval.

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Committee Reports

- a. Building Review (BRC) Dave Gallagher to check on new garage on 5th Green.
- b. Trees Dave Gallagher noted that he continues to inspect and approve removal of dead trees. There were 10 properties checked with 84 dead trees all approved.
- c. EPPOC Dave Gallagher reported that Joan Lark is out due to a car accident. 1/3 of residents in Calaveras are over 60. No July EPPOC Meeting. Next meeting August 3rd.
- d. Signs & Junk Don Shinn continues to monitor the messy property on Camanche.

Old Business

- a. Fire Wise – Jill Micheau reported that VIP inspections begin July 5th. Grant is still under review.
- b. Annual Meeting BBQ reserved. Don Shinn to bring PA system. Mike Oliviera was reminded of the meeting. Plaque is ready to present to Bill Nelson.
- c. Manger Contract to be worked on by Dick Brockett & Don Shinn.
- d. An opinion from Attorney Deon Stein was reviewed and it was agreed to allocate a portion of the operating savings monies to a reserve account for Legal/Emergencies.
- e. Based on Deon's opinion no action will be taken to sell the HOA lot as 100% approval is not attainable and the lot qualifies us as a Davis Sterling CID.

NEW BUSINESS

- a. Jill Micheau requested \$200 to spend on VIP thank you Lunch. Motion Dave Gallagher to approve not to exceed @200 for thank you lunch, second Paul Gonzales motion carried.
- b. It was agreed that Jill Micheau is authorized to edit the website along with Don Shinn.
- c. Discussion followed on Mail Chimp for emailing members that must opt in for email notices and documents.

Adjournment: Motion Dave Gallagher to adjourn at 7:45 pm, second Pete Slagle. motion carried.

Next meeting will be the Annual Membership Meeting / BBQ July 9th at 11am at White Pines picnic area.

Draft Minutes respectfully submitted by Don Shinn, Association Manager
for Dick Brocket Secretary
Approved 8/9/16