

# Meadowmont Property Owner's Association

Board of Directors' Meeting

September 13, 2022

Minutes

**Call to Order:** The meeting was called to order at 7:18 pm by President Dave Gallagher, at the White Pines Lake picnic area.

## **Roll Call**

Dave Gallagher Sr.	President	Trees / BRC	Present
Michael Wever	Vice President	BRC/Signs/Junk	Present 7:20pm
Derrick Wydick	Secretary		Absent
Dick Brockett	Treasurer		Present
Larry Sikma	Director	PRC 4291	Present
Director			Vacant
Director			Vacant

Roll Call: Derrick Absent / Quorum was attained.

Others in Attendance: Don Shinn, Association Manager

Members: M/M Stofer 2638 Pine

**Approval of Prior Meeting Draft Minutes** Motion Larry to approve the August 9, 2022 Draft Board Meeting Minutes as written, second, Mike, motion carried.

## **Open Forum / Homeowner's Concerns**

Members submitted forms for tree removal for septic repairs, & fence. This was reviewed and approved.

**President's Report** Dave noted that it is still fire season and to keep lots clean.

**Treasurer's Report** Dick distributed the August report. Revenue is on-line with our Budget. Report was approved. 30+ properties in Escrow.

## **Manager Report**

Don updated the Board on his recent activities. He responds to Emails, Logs Voice mails and updates the website. Don communicated with the VRBO owner regarding neighbors complaints and shared contact info for complaints. Continued complaints will subject owner to a Hearing & possible Fines.

## **Committee Reports**

**BRC** Dave advised that Antler fence & deck approved. This was approved at the meeting. Fairway deck improvement approved.

**TREES** Dave reported on Tree removals he approved on Kit Carson, Pine Dr., Antler, Fairway & Black Oak.

**SIGNS & JUNK** Mike reported that signs were removed on County Club/Pine

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**PRC 4291** 2251 Country Club no further work has been done to date. No \$250 fine this month. Don to contact owner and encourage more cleanup to avoid continuing fines as previously approved. Don added EPFD & Cal Fire phone numbers on the website for reporting violations.

**EPPOC** Meetings are still being held via Zoom. Agenda/Minutes are now posted on eppoc.org. MPOA website notices this info.

## **Old Business**

Bylaws rules review tabled.

2122 Camanche cleanup. Merita advised that owner is required to do clean up. She is trying to find helpers as the owner needs help.

## **New Business**

VRBO complaints, Discussion followed. Don to contact other associations to see how they are managing nuisance violations.

A complaint from a Member on Fairway Drive was reviewed. The subject property was previously inspected and photos reviewed. Discussion followed. It was unanimous that the reported items were not CC&R violations, Don to advise Member of the Board's decision.

**Adjournment:** The meeting was adjourned @ 7:50 pm The next Meeting will be on Tuesday Oct 11 @ 7pm at Chapel in the Pines Cabin 1.

Draft Minutes respectfully submitted by:  
Don Shinn Association MGR