

**Meadowlake Farms Cluster Homes Association, Inc.**  
**BOARD OF DIRECTORS MEETING**  
Held Via Zoom  
**August 24, 2022**

**Establish Quorum & Call to Order**                      **N. Noble**                      **6:00 P.M.**  
**Actual 6:03PM**

**Attendees:** Julia Powell, Kristi Wilson, Nancy Noble  
**Association Manager:** Alisha (for Elizabeth)

**Motion to enter Executive Session to discuss Formal Hearings, proposals, owner correspondence, and delinquent accounts.**

Kristi motioned and Julia second.  
All, entered executive session 6:03PM

**1. Executive Session**

- a. **Landscaping proposal**
  - i. See notes. Elizabeth is reaching out to three vendors but there will not be a lapse in service per CBM.
  - ii. Waiting for the other quotes due to the large difference between the two received so far.
- b. **Tree Removal proposal** – Need all quotes to have all line items to compare for pricing.
- c. **Trash enclosures**
  - i. 4 proposals in progress
- d. **Collections**
- e. **Violations Report**

**Adjourn Executive Session**

Kristi motioned, Nancy second. End executive session 6:40PM

**2. Agenda (Review and Adoption)    Board**

Kristi, Nancy. Agenda Reviewed and Adopted 6:40PM

**3. Minutes (Review and Approval)    Board**

Kristi, Nancy. Minutes Reviewed and Adopted 6:45PM

- a. July 2022

**4. Reports**

**6:45 P.M.**

- a. Financial Report                      Treasurer                      Present/Acceptance
  - i. Held up due to software change over

- b. Manager's Report                      Manager                      **Present/Acceptance**
  - i. Report read by Alisha England, prepared by Elizabeth Thomann
- c. Architectural Reports                      Manager                      **Present/Acceptance**
- d. MFHA Report                      Board                      Present/Acceptance
  - i. August 2 – n/a
  - ii. September 6 - Chanda
  - iii. October 4 - Julia
  - iv. November 1 - Kristi
  - v. December 6 – Nancy

**5. Old Business**

**6:51 P.M.**

- a. Area between 111 and 113. 2-3 years it has been overgrown. We still have not addressed it for cleaning and it is causing rodents, snakes, etc. Discussed with landscape contractor multiple times. Adding to quote request with landscaping work.

**6. New Business**

**6:54 P.M.**

- a. Rules and Regs Review and Update
- b. Unit Colors
  - i. It will have to be on an upcoming Sunday mid-afternoon. (before 5pm)
  - ii. Kristi will email or text next week to get it on the books.

**7. Owner's Forum (2 – 3 minutes per homeowner)**

**Adjourn Meeting**

**7:00 P.M.**

Motion to Adjourn Kristi, Nancy and Julia. Adjourned 7:01PM

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**Note for P.O. Box:**

**Post office- Mr. Lee was responsible for getting pedestal fixed and can help with new boxes.  
757-344-2834**