

Meadowlake Farms Cluster Home Association, Inc.
Board of Directors Meeting Minutes
Go-To Meeting
Thurs., February 17, 2022 6PM

MEETING CALLED TO ORDER: Quorum established; meeting called to order at 6:12PM N. Noble

Board Members present: K. Wilson, N. Noble, J. Powell, C. Mayo-Ford

Board members absent:

Management present: Elizabeth Thomann

Board motion for Open Session 6:12PM

1. **Agenda (Review & Adoption) Board** – K. Wilson motion to adopt. N. Noble second. 6:14PM
2. **Minutes (Review & Approval) Board** – To be approved next session for secretary to finish preparation.
3. **Owners Forum (2 – 3 minutes per homeowner)**
 - (a) Katie – 112 Rodent issue with construction.
4. **Reports 6:15 PM to 6:30 PM**
 - (a) Financial Report Treasurer Present/Acceptance – March we will review Dec, Jan, Feb.
 - (b) Manager’s Report Ms. Thomann Present/Acceptance – E. Thomann 6:16PM
 - Review Plowing – Need to review invoice and follow-up with contractor.
 - (c) Architectural Reports Board Present/Acceptance – 105 C to resubmit with approved colors
 - (d) MFHA Report Board -Kristi attended. No major updates. Set up new rotation.
5. **Old Business 6:30 to 6:45 PM**
 - (a) Mailbox Pedestals- Update Ms. Thomann Update – Support complete
 - (b) Parking Lot Ms. Thomann Update – Striping complete
 - (c) Drainage issue Ms. Thomann Update/Discussion – M. Thomann to take over communication with York County to pursue resolution
6. **New Business**
 - (a) Annual Planner Board Discussion
 - (b) Board Meeting Location Board Discussion
 - (c) Trash enclosures Ms. Thomann Discussion – Between 101 & 103 due to 103 & 105 saturation and runoff.
 - (d) HOA MFHA Meeting Rotation
 - March 1- Kristi
 - April 5- Julia
 - May 3- Chanda
 - June 7- Julia
 - July 5- Kristi
 - (e) Rodent Issue – BOD agrees that residents are responsible for their own rodent control per R&Rs.

Motion to end Open Session and start Executive Session K. Wilson motion 7:37PM, N. Noble 2nd.

7. Executive Session

In accordance with the Virginia Property Owners Act Section 55.1-1816C

- (a) Violations – nothing to discuss
- (b) Collections -moving forward with existing. Some progress.

8. Motion to Exit Executive Session K. Wilson motion to end Executive Session and adjourn. N. Noble 2nd.

9. Adjourn 7:38 PM

Next Meeting: March 17, 2022 5:30PM

Kristi Wilson, 2/17/2022

SECRETARY