

The Meadows at Coal Creek Homeowners Association, Inc.
Board of Directors Meeting
December 13, 2003

Attendees: Phil Barton, Ron Cummings, Rick Beaver

Call to Order: Phil Barton called the meeting to order at 6:05 PM

Review of Prior Meeting Minutes: The November minutes were approved.

Reimbursement of PUD amendment expenses – Discussion about reimbursing the Arbor committee continued and the objections from Larry Brassen and Bob Douglas were reviewed. Key points reviewed by the board were:

- 1) 2 objections and several supporting opinions along the lines of this effort benefited several neighbors and that as a community we often do things for the good of the neighborhood even though we all may not receive the benefit.
- 2) Reimbursing the Arbor Committee would pose a negative financial impact on the HOA.
- 3) The HOA attorneys had already been consulted to ensure the board was following legal and correct process.

It was decided that we would reimburse the Arbor committee members that worked very hard to resolve this situation and paid for the neighborhood decision in our favor out of their pockets.

Reserve Allocations: It was discussed and agreed to move \$3000 from checking to savings as a reserve allocation for landscaping that was planned but deferred due to the drought.

Financial Statements:

The board reviewed the P&L and Balance Sheet with no corrections. The following invoices were paid:

Postnet \$9.03 , Blade Runner \$90.00, Waste Connection \$759.90, Hossein Zia-Shakeri \$406.50, Michael Reis \$394.72 .

Business

Discussed Holiday Light Judging activities and funding of prizes.

Rick Beaver would talk to parents of neighborhood child that sent letter to the board. Discussed absorbing the increase in trash service costs which began this year. The board will review the new rate and is leaning toward absorbing it. This will prevent an increase in dues.

Dues billing statements will go out 1st week of Jan and are due by Jan 31, 2004 for the 2004 year.

The 2004 annual budget will be e-mailed to the board in December.

Adjourn: The next meeting will be 1/12/04 at 7:00 PM , meeting adjourned at 6:46 PM