

The Meadows at Coal Creek Homeowners Association, Inc.
April 17, 2006

Attendees: Phil Barton, Ron Cummings, Ellen Hickernell, Rick Beaver

Call to Order: Phil Barton called the meeting to order at 6:01 PM

Review of Prior Meeting Minutes: The previous meeting minutes were approved as corrected.

HOA Dues status: All dues are paid. One late fee is still outstanding. Ellen will invoice the homeowner.

Fence maintenance update: The East section of fence is complete. There was an extra charge of \$90 to power wash the opaque stain from a portion of the fence under vines of one of the houses. Ellen will invoice the homeowner.

Island maintenance: Ron to check with Blade Runner about weeding, pruning, etc. Also will check with City Parks & Recreation to see when they will perform maintenance and turn on the water.

Newsletter: The newsletter will go out soon with Rick's article summarizing the year since the last annual meeting and pre announce the annual meeting date of Wed, June 7, at 7:00 PM.

Approval of 2006 budget: Discussion about staining the Cherry St section of the fence this year. The current budget should be sufficient so bids will be requested. Budget approved.

Financial Statements: Reviewed and approved.

Open discussion items from the members: Rick proposed a resolution to adopt the Fence Maintenance Policy as proposed by the ACC and amended by the Board. The resolution passed.

Writing Checks: J&K Paint Works \$1480.00, Waste Management \$861.90

Adjourn: The next meeting will be Monday 5/15/06 at 516 Orchard Way, 7:00 PM, Meeting adjourned at 7:28 PM