

**THE MEADOWS AT COAL CREEK  
HOMEOWNERS ASSOCIATION, INC.**

BOARD OF DIRECTORS MEETING  
759 Orchard Court

**Tuesday, February 15, 2011**

6:00 P.M.

1. Call to Order. 6:00 p.m.

1. Approval of prior meeting minutes.

Approved as sent

1. Issues on Landscaping, Fences, etc.

Neil Crown has started maintenance with the island at the Orchard Way entrance

Ron will talk with Leslie and Donna about our landscape maintenance

Snow removal has been done but no invoice has been received as yet.

The west walk still needs landscape cleanup.

The tree has a broken limb from a storm last year.

The evergreen bushes need to be trimmed off the sidewalk

Ron will contact the city to ask them to trim their bushes by the entry way and the end of the culdesac that overhang the sidewalk

1. Pending or New HOA/ACC Actions.

Direct TV was received and approved. Installation is now complete.

1. Status of Invoices and collections for annual dues.

Late dues were discussed

Two are late and have not yet been received. Ellen will send another invoice with a \$30 fee if not received.

One other was received late and late fee paid

1. Check Writing, Discussion.

No checks were written for January 2011.

No additional checks to write at this meeting.

1. Discuss Potential New Board Member.

Ron is planning to talk with Perry Nelson about his interest in a Board position

1. Other Issues from the Board.

Randy Rose sent a letter thanking us for a great job.

The Board received a letter asking that we remind residents about maintenance, external storage dog waste and general maintenance to the News Letter

1. Open Discussion from Members.

The Board received a letter requesting HOA insurance. Our policy is from Hix Insurance Associates who maintains our policy with Owners Insurance Company.

Ron will reply to the request with our insurance information and policy number.

Vickie Brown property is in question, 565 Orchard Drive sent fees that appear to be transfer fees but we did not receive any notice of change of title. Ellen will look into the property ownership and update our HOA records accordingly.

1. Schedule Next Meeting.

March 22, 2011 @ 6:00 p.m.

1. Adjournment.

6:48p.m.

**Rick Lien**

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