

## Meeting Minutes

A regular meeting of the Board of Directors of the Walnut Creek Estates Homes Association, Inc. was held on May 17, 2010, beginning at 7:00 p.m. at the Hillsdale Presbyterian Church. The President, Stu MacFarlane, was in the Chair and the Secretary, John Fricke, was present. The following Board Members were also present including Todd DeYoung, Matt Rojohn, and Doug Schroeder.

A quorum was established and meeting notice was satisfied.

The Minutes of the previous Board Meeting from March 22, 2010, were read. Todd moved acceptance of the minutes as presented. The motion was adopted.

### Reports:

- The Treasurer (Todd) stated that the current account balance totals in excess of \$21,078.
- The Design Review Committee (John) reported that the DRC had received and approved three construction projects in the subdivision since the last Board meeting in March.
- The Mowing 2010 Committee reported that mowing commenced on May 1.
- The Landscaping Committee (Anne Peters) presented a budget request for front marker maintenance in the amount of \$1,300. Their report is attached. Todd moved to designate \$1,300 for use by the Landscaping Committee. The motion was adopted.
- The Social Committee (Todd for Pam Ammerman) reported that a picnic event entitled "Neighborhood Round Up" is scheduled for June 6.
- The Dock & Walkway Committee reported that contractor bids for installation exceeded available funding authority. Todd moved that \$1,000 be allocated for expenses related to the installation and mounting of the walkway by homes association members. The motion was adopted.

### Unfinished Business:

- John reported on current dues delinquency. From 2009 there are 3 properties for a total of \$1,225 outstanding. From 2010 there are 4 properties for a total of \$1,650 outstanding. Three properties had recently paid the dues outstanding without any late penalties. Matt moved that those dues be accepted without penalties but that out-of-pocket costs to record liens against these properties (\$8.00 each) must be paid. The motion was adopted.

New Business:

- Todd moved the establishment of a non-voting GUEST MEMBERSHIP for the Walnut Creek Estates Homes Association to enable the Board to offer access for Non-Members to the Association's common areas and/or weekly trash pickup service. This membership type will only apply to High Point Farm (Lot 16 Phase 4) at this time upon annual payment of the equivalent amount assessed to other lots. The motion was adopted.

The meeting was adjourned at approximately 8:30 p.m.

John Fricke, Secretary

Approved: