

Jackson Creek Filing No. 5 Homeowner's Association

October 7, 2021

Meeting held by Zoom Call

Board Members in Attendance: Michelle Lashley, Shirley Bresciani, Tanya Bingham, Steve Scherrer and Matt Harris. Kristie McKitterick from Balanced Bookkeeping was also in attendance.

Called to Order: Meeting called to order by Michelle at 6:03pm. Shirley made a motion to approve meeting minutes from the last meeting in 2020, and Steve seconded it. All board members were in favor.

Violations List: 15619 Paiute Circle - The board reviewed ongoing violations for yard/landscaping. Matt made a motion to fine the property owner \$100/day if the situation is not remedied and Michelle seconded it. All voted in favor. Kristie will offer the property owner landscaping assistance options. There were no other violations to discuss.

Treasurer report: Steve reviewed all of the financials, including the assets and reserves. The board discussed the proposed budget for 2022 and agreed that dues would remain the same amount for next year. Steve made a motion to accept the proposed budget for 2022. Matt seconded the motion and all members voted in favor.

ARC update: The board discussed the idea of prechosen colors as a set palette for homeowners to choose from when painting their home exterior. After much consideration, the board voted not to have a set color selection to choose from for exterior paint colors.

Old and new business: Michelle made a motion to discontinue offering the dumpster to be available in the neighborhood. It has been used improperly by people outside of Academy View. Shirley seconded it and all voted in favor.

The annual meeting will be held on 12/4/21 at 10am via zoom, due to the Coronavirus pandemic. Community members are invited to attend on the zoom call or by sending a proxy ballot. The budget

for gift card spending will be around \$250.

Michelle will purchase gift cards and distribute them to neighbors whose names have been randomly drawn as winners of the gift card. All board members except for Matt Harris will be running for re-election.

There may be a future request for a K-9 dog kennel on a property. The board will discuss a variance specifically for a police dog.

Community member Brian Gray has volunteered to have the neighborhood front light replaced in Academy View. Michelle made a motion to approve Brian replacing the light and Matt seconded it. All members voted in favor.

One homeowner had asked Kristie about an audit over the phone. The board discussed having an audit done and the associated expenses. The cost would be approximately \$1500. In order to avoid raising homeowner dues, the board voted against having an audit done at this time.

The board discussed new updates to rules and policies. Matt made a motion to limit the number of signs and/or flags displayed by each homeowner to 2 total signs and/or flags on the property.

Tanya seconded the motion and all voted in favor.

Meeting adjourned 7:58pm.