

Jackson Creek Filing No. 5 Homeowner's Association

March 14, 2022

Meeting held by Zoom Call

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

Called to Order: Meeting called to order by Michelle at 6:06pm. Michelle made a motion to approve Minutes from Board Meetings held on 10/7/21 and 12/4/21. Shirley seconded the motion and all voted in favor.

The violations list was sent out today for the Board to review.

15713 James Gate Pl - Homeowner was notified about a dump truck and large trailer parked in front of the property. The homeowner said they will address the issue with the tenant and work to resolve it.

Financial Report: Steve reviewed the financial report dated 2/28/22. Steve reported that we do not have any homeowners behind in payment of dues at this time.

ARC Report: Shirley reported that there are no issues to discuss or current requests pending.

Kristie will send a post card out to the neighborhood in early spring to remind everyone to

manage dandelions in the yard, and paint home exteriors as needed for improved community appearance.

Kristie told the Board that Balanced Bookkeeping will begin using a new Software program around July 2022. The program will require working with a new bank, but it will be more efficient and cost-effective. Methods of payment for dues will not change, and the option of ACH will be added.

The updates to the Rules and Regulations are still being address by the legal team.

Trash Collection Service was discussed at length.

The Board considered the option of a new trash service contract that is being offered at a considerably lower rate. The current provider will

be increasing their rate. Although it may be a slight inconvenience to residents, the change to a new service provider would be a significant savings and help to avoid an increase in homeowner dues. The change would potentially occur in Jan 2023. Kristie will gather more information and the Board will discuss again and vote at a later date.

Meeting adjourned: 7:40pm