

THE VILLAGES OF CREEKSIDE HOMEOWNERS ASSOCIATION, INC
BOARD OF DIRECTORS MEETING
February 17, 2020

Members Attending: Chris Gaughan, Karen Kohr, Clair Weaver, Dan Fields and Rachael Bowman.

Members Absent: Pat Dorsey, Scot Feeman Emily Hackleman, and Jennifer Lamoreux.

Other Attendees: Representing Horst –Nancy Miller

Call to Order

- Chris Gaughan called the meeting to order at 6:30 PM.

Meeting Minutes

- The January meeting minutes were reviewed. Clair made a motion to approve the January minutes. Rachael seconded the motion. All were in favor. Minutes approved. They will be posted to the website.

Financial Report

- The January financials were distributed via email. There was a positive variance overall. Rachael made a motion to accept the financials. Clair seconded. Motion carried unanimously.
- Santander Account - Horst does not have access to the Santander account. Scot will close out the account and merge the funds with the Mutual of Omaha Account so that Horst can pay the bills for the capital improvement projects.
- Nancy Miller reviewed the late fees. There are 10 homeowners who have not paid their January assessments and are asked to do so immediately. The Board strongly recommends auto draft (EFT) for all homeowners. Please contact Horst for more information. There are 6 homeowners with a balance of \$10. Horst will reach out to these homeowners and remind them of the \$10 increase for 2020.

Pool and Splash Pad

- Splash Pad - The Board will continue to discuss the Splash Pad at subsequent meetings.

Maintenance - Village Center

- Village Center Opening - Nancy will call Lanco and request the date be moved up so the Village Center is open for the Egg Hunt.
- Village Center Roof Replacement - Complete.
- Resurfacing Project - The tennis and basketball courts are scheduled to be resurfaced in the Spring before the annual meeting.
- Wall of Basketball Court - it was noted that the wall at the basketball court needs repair. This is a cosmetic issue and not structural, therefore it will be addressed in the spring.
- Juniper removal - The 3 junipers along the Basketball Court, previously approved in July will be removed the week of February 24th.

Architectural Control Committee Report

- 6 open requests being reviewed by the ACC.
- Letters have been sent requesting removal of unapproved fences by March 16, 2020.

Lawn and Landscaping

- Penn Turf provided an estimate to remove 20 plus trees along the south east side of the meadow for \$970. Chris motioned to accept the proposal. Karen seconded the motion. All were in favor. Nancy will execute the agreement and ask Penn Turf to perform the work at their earliest convenience.
- 50 Shades of green provided an estimate for spot treatment to kill the invasive Reed Canary Grass along the creek bank and in the meadow area for \$750. Chris motioned to accept the proposal. Clair seconded the motion. All were in favor. Motion passed.
- Riparian Rangers would like to do life staking of the dogwood and willow trees along the creek banks at no charge to the association. Chris motioned to approve. Clair seconded the motion. All were in favor. Motion passed.
- Riparian Rangers will be installing the previously approved 20 bluebird boxes. The cost is \$5 per bird house, which was included in the 2020 budget.
- The Penn State Group would like to plant additional trees in the buffer area at no cost to the association in the fall.
- The mud along the creek is being monitored. Anyone walking in the creek area should use extreme caution.
- Karen received endorsement from the Board to plant wildflowers in the buffer area behind her home to show an example of what it would look like.
- Tree Work RFP - The Landscape committee has revised the RFP, making it a one-year contract and plans to collect bids in the spring, when it is more evident as to which trees are dead. The RFP has been sent to 6 contractors. The deadline is April 15th.
- There are 3 sink holes in the common area - 1 on Meadowood and 2 on White Oak Circle. Penn Turf has marked them off for safety reasons. Clair will collect bids for remediation in the spring.
- Penn Turf provided an estimate to clean out storm drains for \$500. Clair motioned to accept the proposal. Chris seconded the motion. All were in favor. Motion passed.

Publicity Committee Report

- Nothing New to report.

Social Committee

- Easter Egg Hunt - Scheduled for April 5, 2020 at 3:00 PM.
- Yard sale - Saturday, May 16, 2020 8:00 am - ? Rain or Shine. Nancy will arrange for the Jubilee truck.

Neighborhood Watch

- Graffiti under the bridge - The police have increased patrols. Clair will look into a motion sensor game camera.
- Fireworks on Hearthside - Fireworks were set off on Hearthside, which cause a small, brief fire in the meadow. For the safety of the community, homeowners are asked not to set off fireworks.

Welcoming Committee

- Nothing new to report.

Nominating Committee

- The Board selected Wednesday, May 6, 2020 for the Annual meeting.
- Nancy will reserve the church and send the flyer out to the homeowners seeking nominations.
- Pat Dorsey has resigned from the Board effective May 2020. As his term does not expire until 2021, the Board will appoint a replacement.

Management Report

- Trash Service Quotes - Nancy sent an RFP to a list of 8 hauler that were listed on the GLRA website with a due date of March 13, 2020. The information will be reviewed at the annual meeting on May 6th.

Any Other Business

- Parcel of Land owned by Oaklea Corp. – Scot shared that we will most likely have to get a court order. He will continue to give updates at subsequent meetings.

The meeting was adjourned at 7:26 PM.

Next Meeting Date

- Board Meeting - Monday, March 16, 2020, 6:30 PM at the home of Chris Gaughan.

R. Scot Feeman, President

Nancy Miller, HPM