

# Meridian Homeowners Association

## Open Meeting Minutes


March 21, 2017

An Open Meeting of the Board of Directors for the Meridian Homeowners Association was held Saturday, March 21, 2017 beginning 7:30 PM in the Starbucks meeting area of Target located at 4670 TX-121 in Lewisville, TX.

- I. **Call Meeting to Order & Attendance** 6:45 p.m.  
Jason Nash called the meeting to order at 6:45 PM and the quorum required for the meeting was present. Board Members attending were: Jason Nash, Stephanie Parrish and Catherine Wagner. Homeowners in attendance was Long Nguyen.
- II. **Homeowner Open Forum** 6:45 p.m.  
Request to investigate maintenance of abandoned property
- III. **Approve minutes from previous meeting(s)** 6:55 p.m.  
Tabled
- IV. **Reports** 7:00 p.m.
- a. President's Report – no report
  - b. Treasurer's Report – no report
    - i. Review monthly financials
  - c. Committee Liaison's Report
    - i. ACC – added one member to the committee, Long Nguyen
    - ii. Communications – No committee
    - iii. Crime Watch – No committee
    - iv. Social – Investigating vendors to help with coordination and hosting.
  - d. Management Report – Reviewed with Lois from CMA
    - i. Facilities and Operations
- V. **Old Business** 7:10 p.m.
- a. Establish Fine Waiver Guidelines – approved unanimously
  - b. Payment Enforcement Policy - tabled
  - c. Amendments in response to 2015 Legislative Session - tabled
  - d. ACA/ACC - tabled
  - e. HOA Management – Reviewed Board and Homeowners concerns with CMA
  - f. Review LeanKit lanes: Ready for Review and Doing - tabled
  - g. Review LeanKit lanes: Approved>Waiting - tabled
- VI. **New Business** 7:25 p.m.
- a. Review LeanKit lanes: To Do and Ready to Start
  - b. Review LeanKit lanes: New Requests
  - c. 2015 Audit – unanimously approved
  - d. CMA Compliance Coordinator – agreed for CMA to use vehicle flags in lieu of magnets while performing inspections in the neighborhood.
- VII. **Date for next Board meeting** 7:35 p.m.  
Will scheduled via e-mail
- VIII. **[Closed to Public] Executive Session** 7:35 p.m.
- a. Collection/Foreclosure Report

- b. ACC Variance(s)
- c. Discussion of/Decision on fines and review of owner correspondence/requests
- d. RFPs/Proposals

- IX. **Public Summary of Executive Session** 8:00p.m.  
Reviewed 3 ACC fine variances and approved two.
- X. **Adjournment** 8:00 p.m.

  
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Officer

20 June 2017  
Date