

# Meridian Homeowners Association

## Board Meeting Minutes

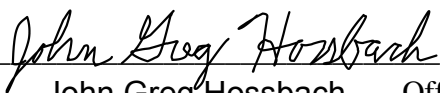
October 24, 2018

In the Starbucks meeting area of Target at 4760 TX-121, Lewisville, TX

- I. Call Meeting to Order & Attendance  
John Hossbach called the meeting to order 7:098 pm. The following board members were in attendance: John Hossbach and David M. Friedman. No homeowners were in attendance.
- II. Homeowner Open Forum  
No open forum.
- III. Approve minutes from previous meeting(s)  
Motion by John to approve the August 20 minutes, seconded by Dave. All in favor
- IV. Reports
  - a. President's Report
    - i. Catherine Wagner has resigned from the Board
    - ii. Asked Michele to double-check on two-year term notification from last year
  - b. Treasurer's Report
    - i. Review monthly financials
  - c. Committee Liaison's Report
    - i. ACC
    - ii. Communications
    - iii. Crime Watch
    - iv. Social
  - d. Management Report – Facilities and Operations
- V. Old Business
  - a. Payment Enforcement Policy – No update to report
  - b. Speed sign – D Paul not in attendance
  - c. East Hill Park Amenities – No update to report
  - d. Reserve Study – Dave will reach out to POC for Reserve Study to finalize the details and get clarification
  - e. 2019 Budget
    - i. Landscape Improvement (7052-0031) to be moved to Contingency (7052-9998)
    - ii. Web Site (7024-0008) to be increased by \$10 funded by \$10 decrease on Contingency (7052-9998)
    - iii. Motion by John to approve the budget with the listed changes; Seconded by Dave; All in favor
- VI. New Business
  - a. eSignatures - The board voted electronically unanimously to cease the use of paid-for e-sign services
  - b. Holiday Lighting - The board voted electronically unanimously to approve the quote from Class Holiday Lighting
  - c. Wrought Iron Fence Repair - Tabled for now; Michele will evaluate current state of fence to see if the recent rain warrants actions before spring time.
  - d. HOA Management - The board attended two meetings for this.
  - e. Holly Tree Replacement
    - i. Motion by John to approve the \$650+tax replacement; Seconded by Dave; All in favor
- VII. Date for next Board meeting – 11/12/2018
- VIII. Motion to adjourn to Executive Session by John. Seconded by Dave. All in favor.

- IX. **[Closed to Public]** Executive Session
  - a. Start time: 9:32pm
  - b. Collection/Foreclosure Report
    - i. Foreclosure of 197114021 - Motion to approve by Dave; Seconded by John; All in favor
    - ii. Appointment of Substitute Trustee - The board voted electronically unanimously to approve the appointment.
  - c. ACC Variance(s)
  - d. Discussion of/Decision on fines and review of owner correspondence/requests
  - e. RFPs/Proposals
    - i. HOA Management
  - f. Stop time: 10:47pm
- X. Public Summary of Executive Session
  - a. Approved 1 foreclosure; Approved Appointment of Substitute Trustee
- XI. Adjournment
  - a. Motion by John to adjourn; Seconded by Dave; All in favor
  - b. Adjourned at 10:49pm

ON BEHALF OF MERIDIAN HOMEOWNERS ASSOCIATION, INC.



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John Greg Hossbach , Officer  
President

6/4/2019

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Date

Approved during 12/6/2018 meeting