

Meridian Homeowners Association

Board Meeting Minutes

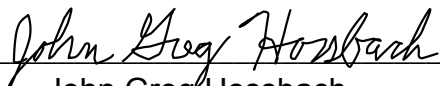
November 12, 2018

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

- I. Call Meeting to Order & Attendance
The meeting was called to order at 6:54pm. The following board members were in attendance: John Hossbach, Dave Friedman, and D'Paul Chauhan. No homeowners were in attendance.
- II. Homeowner Open Forum - No open forum.
- III. Approve minutes from previous meeting(s)
No minutes received by CMA. Emailed requesting minutes.
- IV. Reports
 - a. President's Report
 - i. Spoke to Rob and Lois/CMA.
 - b. Treasurer's Report
 - i. Review monthly financials – no new financials since last meeting
 - c. Committee Liaison's Report
 - i. ACC – Need active recruitment
 - ii. Communications
 - iii. Crime Watch
 - iv. Social
 - d. Management Report – Facilities and Operations
- V. Old Business
 - a. Payment Enforcement Policy – Received the latest revision from Dan and will be reviewing it
 - b. Speed sign – No updates; still trying to get speed study done; need to collect more data
 - c. East Hill Park Amenities – Lewisville allocated \$150k for updating the master plan; trying to get involved with the master plan update; EHP is one of the top 3 parks on the list.
 - d. Reserve Study
 - i. Changing tree cost from \$7k to \$4.4k after talking to Elon/Reserve study contractor
 - ii. Request updated study with:
 - i. Adjust contribution to budgeted amount \$1,177.08
 - ii. Refactor an annual increase in contribution from 3% to 4% (1% + 3% inflation)
 - iii. Update tree cost
 - e. Wrought Iron Fence Repair - No update; pending good weather day to inspect
 - f. HOA Management - Need to schedule with CMA for 29 Nov or later.
- VI. New Business
 - a. Annual Meeting
 - i. Combining with Social event
 - ii. Checking with Lewisville Parks Dept to see availability of East Hill Park
 - iii. Looking at using social planner
 - iv. Looking to have event late-April, early-May with candidate requests going out in January
 - b. Wall Cleaning - Looking at pressure washing stone
- VII. Date for next Board meeting – December 10, 2018
- VIII. **[Closed to Public]** Executive Session
 - a. Nothing to discuss for Executive Session

- b. Collection/Foreclosure Report
 - c. ACC Variance(s)
 - d. Discussion of/Decision on fines and review of owner correspondence/requests
 - e. RFPs/Proposals
- IX. Public Summary of Executive Session
- X. Adjournment
- a. Motion by John to adjourn; Seconded by Dave; All in favor
 - b. Adjourned at 8:27pm

ON BEHALF OF MERIDIAN HOMEOWNERS ASSOCIATION, INC.



John Greg Hossbach

, Officer

1/17/2019

Date