

Meridian Homeowners Association

Board Meeting Minutes

May 23, 2019

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 7:03pm. The following board members were in attendance: John Hossbach, Bret Talley, Anthony Asaad, and Stephanie Duvall. Saul Friedman was present via phone. Homeowners in attendance: Jiny James, Joanne Asaad, & Bini Thomas
- II. Homeowner Open Forum
 - a. Homeowners addressed the board with their concerns and requests.
- III. Approve minutes from previous meeting
 - a. A motion to approve made by Anthony; Saul seconded the motion; All in favor to pass.
- IV. Choose Board Positions – The board discussed board positions. Per board agreement, the positions for the 2019/2020 term will be as follows:
 - a. President – John
 - b. Vice President – Stephanie
 - c. Treasurer – Saul
 - d. Secretary – Bret
 - e. Committee Liaison – Anthony
- V. Reports
 - a. President’s Report
 - b. Treasurer’s Report - Review monthly financials through the month of March
 - c. Committee Liaison’s Report – nothing to vote on at this time
 - i. ACC
 - ii. Communications
 - iii. Crime Watch
 - iv. Social
 - d. Management Report – Facilities and Operations
- VI. Old Business
 - a. Payment Enforcement Policy - will review changes and finalize at next meeting
 - b. Speed sign - Motion to drop by Bret; Seconded by Stephanie; All in favor to pass.
 - c. East Hill Park Amenities – Board discussed different ideas such as a basketball court or splash pad. Will continue to discuss options with the City of Lewisville.
 - d. Wrought Iron Fence Repair – board discussed different options other than what is currently installed, such as powder coating or replace with Aluminum fence. Bret and Liz will work together on this.
 - e. Annual Meeting – Saul suggested that we look into other online voting companies/providers to compare options and pricings. Liz will work with VoteHOA on extending the renewal timeframe.

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- f. Bank Account Move – Board will discuss CD options and make a decision based on the information provided by Liz about the reserve expenditures over the next 5 years. Deadline to have an answer to the bank – May 28th.
- VII. New Business
 - a. Community Garage Sale – Bret will head up coordinating a Neighbor Dump Day after the community wide garage sale. Date TBD.
 - i. Communications – Stephanie suggested using Next Door and Facebook to direct people to meridianhoa.net and cmamanagement.com to get more resident participation and interaction.
- VIII. Date for next Board meeting – June 11, 2019 at 7:00 pm
- IX. **[Closed to Public]** Executive Session
 - a. Collection/Foreclosure Report
 - b. ACC Variance(s)
 - c. Discussion of/Decision on fines and review of owner correspondence/requests
 - d. RFPs/Proposals
- X. Public Summary of Executive Session – Nothing to discuss for Executive Session
- XI. Adjournment - Motion by Stephanie at 9:51 pm. Seconded by Bret; All in favor to adjourn

ON BEHALF OF MERIDIAN HOMEOWNERS ASSOCIATION, INC.

John Greg Hossbach