

Meridian Homeowners Association

Board Meeting Minutes

August 6, 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 7:07 pm. The following board members were in attendance: John Hossbach, Bret Talley, Anthony Asaad, Stephanie Duvall and Saul Freedenburg. Homeowners in attendance: William Joseph Schoor,
- II. Homeowner Open Forum
 - a. Homeowners addressed the board with their concerns and requests.
- III. Approve minutes from previous meetings
 - a. June Minutes: A motion to approve made by Anthony; Saul seconded the motion; All in favor to pass.
 - b. July Minutes: A motion to approve made by Anthony to approve; Saul seconded the motion; All in favor to pass.
- IV. Reports
 - a. President's Report
 - b. Treasurer's Report – Board reviewed June financials. 2018 Tax Return was signed by the Treasurer – Saul Freedenburg.
 - c. Committee Liaison's Report – nothing to vote on at this time
 - i. ACC – All board members need to be added to ACC Committee within Cinc to be able to view submittals. All should have the ability to read notes. Anthony will reach out to committee about submitting photos upon completion of projects.
 - ii. Communications
 - iii. Neighborhood Watch – Officer Hopper, LPD Liaison, present during the meeting to provide information on Neighborhood Crime Watch.
 - a) National Night Out: First Tuesday of October - LPD presence on National Night Out - we're already on the list
 - b) Once established, Neighborhood Watch signs are free
 - c) Coffee with Cops @ Starbucks @ Targets?
 - d) Post LPD non-emergency # to web site and Facebook
 - e) Solicitation
 1. Officer Hopper explained to the board that all solicitations must have a permit provided by the city of Lewisville. The permit will also have the ID of the person that has been granted the permit.
 2. Officer Hopper said to call the Lewisville police department for any individuals that are soliciting in our neighborhood.
 3. Non-emergency number of Lewisville Police: **972-219-3600**
 - iv. Social
 - d. Management Report – Facilities and Operations – presented by CMA

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- V. Old Business
 - a. Payment Enforcement Policy – motion to approve by John; Stephanie seconded the motion; All in favor to pass
 - b. East Hill Park Amenities – Stephanie reported no change.
 - c. Wrought Iron Fence Repair – Bret discussed the cost and impossibility of replacing the fence. Bret will search for information on powder coating the fence instead.
 - d. Annual Meeting – motion to approve renewal of VoteHOANow by Stephanie; Saul seconded the motion; all in favor to pass.
 - e. Bank Account Move – completed. July financials will reflect the new accounts and changes.
 - f. Community Garage Sale – Date set for October 5th. Motion made by Anthony for the HOA to approve the City Garage Sale Permit; Bret seconded the motion; All in favor to pass.
 - g. Communications – Stephanie Still working on getting admin status on Facebook page. Sent board an email on the NextDoor post for review
- VI. New Business
 - a. Insurance Renewal – The board approved the Insurance renewal unanimously via email.
 - b. Holiday Lights – Liz confirmed same concept as 2018 for the holiday lights. Liz will get bids for the board to review for 2019.
 - c. Tree Trimming – motion made by Bret to approve the \$2400+tax estimate from All Purpose Landscaping to trim the trees; Anthony seconded the motion; All in favor to pass.
 - d. Storage Unit – John will get the key for Saul to go through and inventory what is currently in the Association storage unit.
- VII. Date for next Board meeting – September 10, 2019 at 7:00 pm
- VIII. **[Closed to Public]** Executive Session – 9:15 pm start time
 - 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 – Board responded to three waiver requests and one violation request.
- X. Adjournment - Motion by Anthony at 9:46 pm. Seconded by Saul; All in favor to adjourn

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ON BEHALF OF MERIDIAN HOMEOWNERS ASSOCIATION, INC.

John Greg Hossbach

, Officer

9/10/2019

Date