

# Meridian Homeowners Association

## Board Meeting Minutes

March 8, 2022

## Online Zoom Meeting

- I. Call Meeting to Order & Attendance  
The meeting was called to order at 7:02 p.m. The following board members were in attendance: John Hossbach, Anthony Assad, Adam Hebert, Bret Talley, and Jason Nash
- II. Homeowner Open Forum – Homeowners present were Carolyn Osborne – re: landscaping company, upcoming election, volunteers to do landscaping work for community; Biju Thomas – re: basketball goals, suspicious vehicle; Mike and Jackee Brown – re: crime watch committee, landscaping company, violation compliance process.
- III. Approve minutes from previous meeting(s) – February 2022 Meeting Minutes were approved with a motion by Bret and a second by Adam.
- IV. Reports
  - a. President’s Report – Communication with CMA in regard to online voting companies to utilize for the annual meeting and election.
  - b. Treasurer’s Report – Review monthly financials: Certified – why were they paid, and no credit given for their mistakes? All Purpose – billed for mulch/trees yet?
  - c. Committee Liaison’s Report – reaching out to Officer Hopper to obtain community master list
    - i. ACC
    - ii. Communications
    - iii. Crime Watch – Pending meeting with LPD due to turnover (new office assigned to us)
    - iv. Social – Working with Karen Mirsky; quarterly event/truck
  - d. Management Report – Facilities and Operations – CMA not in attendance
- V. Old Business
  - a. East Hill Park Amenities – Bret periodically checking status with City
  - b. Holiday Lights – Bret/Adam: Certified Lighting committed to providing a credit due to past holiday season issues; Bret to follow up on credit status; Adam to follow up on electrical inspection. Bid out process to be started May/June timeframe.
  - c. ACC Landscape Guidance - John
    - i. [Bill] Guidance on what is considered excessive number of potted plants
    - ii. [Bill] Verbiage for ACC non-submittal notices relating to ACC requests
    - iii. [Bill] Check on form letters/templates to save ACC responses
  - d. Landscaping Vendor – Bret – awaiting bids, on-site meeting held with one company
  - e. Annual Meeting - John
    - i. Annual meeting will be virtual on May 10<sup>th</sup>
    - ii. Request Bill to send out candidate notices
    - iii. March 22<sup>nd</sup> deadline for candidate entries
    - iv. March 26<sup>th</sup> deadline for meeting mailing
    - v. Add note about ACC volunteers to meeting notice? Extra insert?
  - f. 2021 Audit – signed proposal sent to Devolt, closed
  - g. Dead Tree (end, inside tree) in Cameron Bay meeting – Bret to get with Bill to get tree replaced as a “one-off” purchase and installation
  - h. Task Management System – Bill/CMA and John are working on finding a solution that is HOA-owned

# Meridian Homeowners Association

Board Meeting Minutes

March 8, 2022

Online Zoom Meeting

- i. Compliance Reports – Anthony: format still not what is being requested. Format should include four things:
  - i. What was resolved?
  - ii. What was discovered (new)?
  - iii. What didn't change (for the better) and what action was taken?
  - iv. What is the current status of the item and when was that status last updated?
- VI. New Business
  - a. John – compliance officer comments
- VII. Date and agenda for next Board meeting – April 12, 2022, at 7 p.m. Request CMA at next meeting (second quarter)
- VIII. **[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
- IX. Public Summary of Executive Session – Board reviewed waiver requests from 6 accounts and have requested additional information from CMA.
- X. Adjournment – Meeting was adjourned at 9:32 p.m.

ON BEHALF OF MERIDIAN HOMEOWNERS ASSOCIATION, INC.



\_\_\_\_\_  
, Officer

4/12/2022

\_\_\_\_\_  
Date