

China Falls Home Owner's Association (CF HOA)

Monthly Meeting, Date, 2006

Meeting Minutes

Attending: Doug Blik (DB), Scott Maresh (SM), Lisa Vold, (LV), Alex Malesis (AM)

1. **Minute Approval:** Minutes approved from October with changes. Changes noted.

2. **Old Business**

2.1. Monument:

- 2.1.1. DB has approved a final draft of the text for the Rock Monument. DB got email that it will be installed 9am on 11/16/06.
- 2.1.2. Transformer at the main entrance has improved lighting somewhat, needs adjusting.

3. **Officers Reports**

3.1. President's Report (DB)

- 3.1.1. Landscape email complaint received against Lot 41. Second letter of violation will be sent to resident.
- 3.1.2. Email complaint received regarding a dog issue. DB asked resident to discuss with neighbor. Resident was able to resolve issue.
- 3.1.3. Parking complaint received regarding a car on 138th being parked long term. AM put the HOA "friendly reminder" on the car, and the next day the notice was gone but the car was still there.
- 3.1.4. Water issues with Coal Creek Utilities still ongoing. We have 5 sprinkler zones with no water. Water bill went up 10 fold this month. DB will turn off all water himself.
- 3.1.5. DB will have a meeting with Performance Landscaping about our unhappiness with the service we have received.

3.2. ACC (AM)

- 3.2.1. No ACC forms received this month.
- 3.2.2. Parking issue: While putting reminder on car (noted in 3.1.3) AM noticed another car in violation. AM put a reminder on that car as well. It was gone for a week. Now the car is back on street parking. Letter needs to be sent, Lot 33. Violation 1st notice will be sent by LV.
- 3.2.3. The pin between Lot 72 and 73 has been determined. The land, which formerly the HOA was maintaining, was noted in October minutes to belong to Lot 72, but actually belongs to Lot 73 after further review. AM will speak with Lot 73 owner's regarding taking over the maintenance of the strip.

3.3. Treasurer's Report (SM)

- 3.3.1. All bills paid.
- 3.3.2. DB renewed CD for another 6 months.

4. Unfinished Business

- 4.1. Website: LV will email Cami to get the 3 sets of minutes posted, the ACC form posted along with a button to access it, get SM listed as Treasurer, and a new home page which will mention the Annual Meeting date of January 25th, at 7pm.
- 4.2. SM needs the October minutes signed by LV to take in to bank to become authorized signer.

5. New Business

- 5.1. Placard for mailboxes brought up again. AM brought a picture with the cost approx \$6 per placard to hold flier information. Board would like to purchase these for all mailboxes in neighborhood.

Next Meeting: December 6th, 2006

Location: Doug Blik's house

Meeting adjourned.