

CREEKSIDE TOWNHOME OWNERS ASSOCIATION
August 9, 2017

Meeting called to order at 6:30 p.m.

Quorum: Joe Brandstetter, Michelle Calhoun, Laura Collins, Lois Rude

Nick Pientka present for Perennial Landscape.

Approve Minutes:

The minutes of meeting held July 12, 2017, upon motion duly made, were unanimously approved.

Maintenance Report:

Nick Pientka noted 661-D tree removal has been requested as well as follow-up requests, scheduling issues. Will monitor. Some plantings remain but Landscape Inspection list well underway. Nick will follow-up on particular plantings that lacked water when needed. Discussion of Japanese Beetle and Ash treatments. Completed several irrigation requests received from property manager. Audit finished, drip zones soon to be finalized. Nick made note of some landscape trimming residue to pick-up. Advised landscape rock work will be done September or October. Nick will check 410-D drip system based on request from homeowner in attendance.

Management Report:

Result of July 13th sign walk to review parking areas has been tabulated and submitted to property manager. Some signs up already; several incorrectly parked vehicles need addressing.

REQUEST property manager to remind absentee Owner to provide Covenants to each Renter and in particular Advise of Approved Parking.

REQUEST property manager to send letter to 416-C regarding parking. Obviously the Renter is uninformed regarding approved parking when, in particular, hosting guests.

More signage will be installed; striping will be upcoming.

DRC Report:

Approved insulated new garage door for 663-A. Paperwork complete and can now be submitted to insurance company. Laura will follow-up and provide paint and painter info to referenced owner.

REQUEST property manager to send cease and desist letter to 437-C regarding doggie fence.
REQUEST property manager to update website information regarding approved new garage doors.

Unfinished Business:

RECORD NOTE when negotiating next painting contract to include betterments painting cost and sidewalk power wash cost, in particular north facing sidewalks and sidewalks stained from trees.

Tabled subsidized housing discussion.

REQUEST property manager to determine if Liz's deck has been repaired; unit number not meeting noted.

New Business:

Financials and Disbursements reviewed, upon motion duly made, unanimously approved.
Correspondence reviewed.

Homeowners Input:

Sidewalk 440-E needs strip or cone until repair can be made. Current status is dangerous and correction overdue.

Sidewalk at 690 to wren unit has gap to street.

REQUEST property manager to contact Waste Management regarding unsatisfactory service in recent weeks. In particular, pick-up on one side of the street has not been consistent and some garbage cans are not fully emptied.

MICE are an ongoing issue in many buildings. Letter should be sent asap to Be Aware, be responsible, plug entry points, caution regarding pet food storage in garage, unclean recycle items in garage, general pest common sense. Joe will draft letter to owners and submit to property manager.

Adjournment:

There being no other business to come before this meeting, upon motion duly made, the meeting was adjourned at 7:35 p.m.