

Meadow Creek

Homeowners Association, Inc.

P. O. Box 16325 High Point, NC 27261

Annual Members Meeting Tuesday, November 13th, 2018 @ 7:00 PM

Deep River Meeting Facility

I. Call to Order & Opening Remarks

- Meeting called to order at 7:03PM by Board Vice President Greg Clark, who welcomed everyone and thanked them for attendance.
- Board members and others in attendance introduced themselves.

II. Certifying of Proxies, Quorum and Proof of Notice

- There were 8 certified Proxies and 7 persons in attendance
- Quorum of 20 not met, so meeting officially closed through motion by Greg Clark and seconded by Bryant Davis.
- Those in attendance agreed to reopen as standard meeting 7:07 PM.

III. Approval of 2017 Annual Meeting Minutes

- Greg Clark made a motion to accept the meeting minutes and Bryant Davis seconded the motion, all in favor. Motion carried.

IV. Treasurer's Report

- Board treasurer Bryant Davis presented the 2019 budget.
- Home owners can find financials on the website.
- We are in good shape. \$47k653. Irrigation at entrance was big cost in past years. Next year will be doing asphalt work on path approximate cost \$3500. Reminder budget is anticipated cost. Pond work ahead, out of reserve fund.

V. President's Report

- Storm damage - trees, flooding work completed and still to be done.
- Pond police. Can't watch everyone fishing in pond.
- New benches were put in with concrete pad by pond.
- Little Free Library – was upgraded/replaced and after its appropriated wait time will stain - it's now time to stain/seal.
- We will be doing resealing of the walking path – sealcoating and filling in cracks this spring/ late winter.
- Picnic tables in the common area are in poor condition. Board will replace 3 at a time with coated metal tables. 1st three this fall.
- We anticipate future repairs needed at the bridge.

- We will look to re-schedule a spring picnic in April. Cypress trees may need to be replaced with more manageable shrubs such as “privet trees” which can be trimmed all year less disease. Help with vision around the bend. Need quote.

VI. Directors Elections:

- Election of three (3) positions for two year and one (1) for a one year term to the Board of Directors.
- Greg Clark and Bryant Davis agree to stay, Daria Via also volunteers to fill the position as a Director.
- Doug motioned, Mary seconds, all in favor; service will commence in January 2019.

VII. Other Business

- **American Homes for Rent currently own 17 properties in the neighborhood, still need to add an amendment if we want to have a minimum number of renters in the neighborhood to watch the resale of our homes.**
- **Next years’ annual meeting in September and try for IHM church closer to home maybe get better response.**
- Roof architectural reviews; get ready for solar panels in the future find guideline.
- No metal roofs – too rural.

Greg Clark made a motion to adjourn, and Mary Houck seconded. All agreed, and meeting ended at 7:53 PM.