

SILVER CREEK

Board Meeting Minutes
September 21, 2023

Call to Order:

The meeting was called to order by the President Michael Morray at 6:31PM. A quorum of board members was established.

Board Members Present:

Michael Morray	President
Joshua McCoy-Redmond	Vice President
Wolfgang Riss	Secretary
Joseph Jonak	Director

Board Members Absent:

Christopher Miller	Treasurer
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Manager:

Jari Phillips CMCA, The Management Trust Community Manager was present.

Homeowner Forum:

15 homeowners were present.

Minutes:

- A motion was made by Joseph Jonak to approve the minutes of the August 17, 2023 meeting. Seconded, carried unanimously.

Financial:

- Financials not produced yet due to change in management company. Audit is still happening for accuracy.

Committee Report:

- ACC Committee is reporting that the application on the HOA website is not the correct one.
- Forest Committee is reporting that there are some trees that have beetle issues. Also is looking into some grants o have work done in the association.
- Security Committee has no reports.

Board Report:

- Board President is reporting that litigation with prior management is underway. Junction was given to Silver Creek for money that prior management is withholding.

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Management Report:

- All items on action list is on agenda
- As of August 31, 2023 180 compliance letters went out to homeowners.

Unfinished Business:

- Mailboxes were installed in Premiere and board president distributed keys. Management is to reach out to the mail box company to get the next set in for Highlands, Grayhawk and Ashford. Management will handle key distribution as well for the next sets of mailboxes.
- Management made mention that meeting minutes are a chargeable per the contract if they do meeting minutes. Options are to pay hourly rate or see how much it would be to put into contract. Jari to talk to her leadership about numbers for next meeting.

New Business:

- Honey Bucket to be discontinued in October. Will start services again in May.
- A motion was made by Michael Morray to have fire curbs repainted where applicable in the association. Seconded, carried unanimously.
- A motion was made by Joseph Jonak to reach out to an attorney to see what is allowed to move sidewalks for Premiere residents due to parking issue. Seconded, carried unanimously.
- It was explained to homeowners what the proper appeal process for the community is. Management is to enforce the process put into place
- A motion was made by Michael Morray to decline the fee waiver request of homeowner 54763262228. Seconded, carried unanimously.

Next Meeting:

The next regular board meeting of the Silver Creek HOA will be October 19, 2023 at 6:30 pm via Zoom.

Adjourn:

A motion was made by President Michael Morray to adjourn the meeting at 8:42 pm. Seconded, carried unanimously.