

## **CREEKSIDE HOA BOARD MEETING MINUTES**

**March 11, 2025**

Members Attending: Rachael Bowman, Kevin Grier, Matt Conrad, Amy Tyson  
Horst Property Management –Maryellen Chenoweth

**Call to Order** – Rachael Bowman called the meeting to order at 6:37 pm.

- Approval of minutes from February meeting – Amy motioned to approve the February minutes. Kevin seconded. All in favor. Motion approved.

### **Architectural Committee:**

- Community Survey Results regarding sheds and fences -
  - There were 129 responses in total
  - Overall residents were 65% in favor allowing sheds and fences with stipulations and restrictions in place for both sheds and fences.
  - The Board will prepare Rules and Regulations for sheds and fences and plan to have this complete by the Annual Meeting in May.
- 1026 Glenwood- The Board unanimously agree to remove the fines and approve the shed. Maryellen will let the contact Aaron Marines to negotiate with opposing council to reconcile this litigation.
- Sheds and fences will be reviewed by the Board on a case-by-case basis until the Rules and Regulations are adopted and sent to the owners.

### **Lawn and Landscape Committee report -Karen**

- The sinkhole on Pondside/Brookside is grown in size. Penn Turf has provided a proposal to fix the sinkhole for \$5,500.00. The Board elected to approve the Penn Turf proposal for the sink hole repair. Maryellen will sign the contract and return it to Penn Turf.

### **Publicity Committee report – Rachael**

- Newsletter will be sent to the Board for review March 12<sup>th</sup>.

### **Social Committee report- Rachael**

- Spring Egg Hunt is scheduled for April.

### **Welcome Committee report – Kevin**

- Nothing to report

### **Nominating Committee report - Karen**

- Annual Meeting will be the 1st Monday in May, Annual Meeting notice will be mailed on March 14<sup>th</sup> to the owners that have not elected to vote online. The online voting platform will also be sent to the residents that have opted to vote electronically.
- There are four candidates for the 2 open positions that will be expiring.

### **Maintenance/ Pool Report –Amy**

- Pool will be uncovered the last week of April and will be operational prior to Memorial Day.
- Amy will be contacting two contractors to obtain quotes for the water fountain.
- Village Center will be open prior to the Egg Hunt.
- Sewer line cleaning of the Village Center –
  - Snake the line only -\$ 1600.00      Camera the line \$2,000.00
  - Jet the line - \$1400.00 -\$1,600.00The line has never been maintained, and this will help prevent backups from occurring.  
The Board unanimously approved to jet the line.
- The Committee will begin working on the purchase of the furniture for the pool.

### **Old Business –**

- Old business was covered in the separate Committees.

### **New Business**

- Pickleball courts- Maryellen will obtain quotes to add pickleball lines to the tennis courts.
- Kevin motioned for the two CD's mature that were with Camco they be reinvested for the interest rate that is available. Amy seconded. All in favor. Motion approved.
- Kevin motioned those late fees be waived for the 1<sup>st</sup> quarter of 2025. Matt seconded. All in favor. Motion approved.

- Karen Kohr issued an email dated February 23, 2025, which could have been received as a resignation. Members of the Board and Maryellen tried to contact Karen through email and phone, and she has not responded. With this, the Board has accepted her resignation effective March 11, 2025.

**Next Meeting Date**

- Board Meeting – Next meeting date is on Tuesday, April 15 @6:30 pm.

**Adjournment** – The meeting was adjourned @8:21pm.