

FALL VALLEY BOARD MEETING MINUTES

August 8, 2026, at 637 Shadowood Ct

Meeting Called to Order at 6:22 pm

Board Members Present: Randy, Karen C, Gayle, and Ron

Manager Present: Joy

Approval of the Agenda: Randy motioned to approve the agenda, Gayle seconded the motion, and the agenda was approved unanimously.

Approval of January 12, 2026, Meeting Minutes: Randy motioned to approve the January 12, 2026, Meeting Minutes. Ron seconded the motion, and the minutes were approved unanimously.

Landscaping & Maintenance Update: Joy provided an update on landscaping.

There are a few backyard sections of the 25 ½ Rd. fence that still needs to be stained. We will finish it once the temperatures go down a bit.

Shells have been a huge issue this year because of the increased temperatures. Discussion took place. Drudging may be needed in about 8 years. We may look into constructing a concrete barrier to help keep sediment to one area.

The pumps have been turning off because of the heat. Joy will investigate the cost of adding some roof fans.

Discussion took place about lifting the intake pipes off the floor of the pond this fall when we drain the pond, and we may investigate adding a screen system.

2026 Financial Reports & 2027 Update: Discussion took place about the financials for the year. 2025 tree trimming and borer treatment done in 2025 was paid in 2026. We have spent much less on landscaping this year. We have two owners who are significantly past due. Joy will begin the collection process.

Gayle motioned to approve the 2027 budget. Ron seconded the motion, and the 2027 budget was approved unanimously.

Annual Meeting: The annual meeting will be September 22, 2026, at Central Library.

Adjournment: The meeting was adjourned at 8:10 pm.

We, the undersigned, serving as the President and Secretary of Fall Valley Homeowners Association, do hereby certify that these meeting minutes were approved by a majority of the board members at the _____ board meeting.

By: _____ By: _____

Randy Miller, President

Date

Karen Crespin, Secretary

Date