

HIGHVIEW MEADOWS ASSOCIATION ANNUAL MEETING MINUTES
JUNE 30TH 2026
6:00 P.M.
RIVER FALLS PUBLIC LIBRARY

CALL TO ORDER: 6:00 P.M.

ROLL CALL:

MATTHEW FEE PROPERFTY MANAGER, CHARLES ELLEFSEN, MARK JENSEN, KELLY DELANDER, CHRISTOPHER FUHRMAN, DANIELLE BLUE, KELLY & ALISON CZECH, LISA SORVIG, TIM WILSON.

2025 ANNUAL MEETING MINUTES:

CHARLES ELLEFSEN MOTIONED TO ACCEPT, SECONDED BY DANIELLE BLUE, MOTION PASSED.

PRESIDENTS REPORT:

CHARLES ELLEFSEN TOOK THE FLOOR. CHARLES COVERED THE ISSUES OF THE INCREASE IN MICE AT THE ASSOCIATION. THE BOARD APPROVED THE TRAPPING OF MICE OUTSIDE THE LOCKER ENTRANCES AT THE ENDS OF THE FOUR BUILDINGS. MATTHEW FEE WILL CONTACT THE VENDOR.

CHARLES COVERED THE RECENT FLOODING FROM A MAIN PLUMBING DRAIN THAT CLOGGED. THERE WERE SEVERAL UNITS AFFECTED. THE MASTER ASSOCIATION DID NOT OPEN A CLAIM AS THE DEDUCTIBLE IS MORE THAN THE COST TO REPAIR THE UNITS AFFECTED. THE OWNERS ARE TO HAVE THE INTERIOR INSURANCE PAY FOR THE DAMAGE. MJF AND ASSOCIATES INC IS WAITING FOR THE ESTIMATE FROM ULTIMATE DRAIN SERVICE TO CORRECT THE ISSUES SO THE FLOODING WILL NOT OCCUR IN THE FUTURE. THE PLUMBER SAID DO NOT THROW FOOD AND EGG SHELLS DOWN THE SINK. THE SHELLS CLOG THE DRAINS AND DO NOT FLOW OUT OF THE PIPES. IF THERE IS A DRAIN ISSUE IN THE FUTURE PLEASE CALL ULTIMATE DRAIN SERVICE AT; 651-451-6001 #1

CHARLES COVERED THE ISSUE OF THE DUES BEING INCREASED OVER THE COURSE OF THE NEXT SEVERAL YEARS. THIS WILL INCREASE THE AMOUNT THE ASSOCIATION HAS IN RESERVES TO HANDLE LARGE POTENTIAL PROJECTS. CHARLES ELLEFSEN MOTIONED TO INCREASE THE 2027 DUES 10 % TO \$198, SECONDED BY KELLY CZECK, MOTIONED PASSED. A NOTICE WILL BE MAILED OUT TO ALL OWNERS THIS FALL.

CHARLES ELLEFSEN ASKED THE MANAGER TO GET SEVERAL GUTTER INSTALLATION ESTIMATES TO SEE IF IT IS SOMETHING THAT COULD BE BUDGETED FOR IN 2027.

TREASURERS REPORT:

MATTHEW FEE TOOK THE FLOOR.

- CHECKING BALANCE- \$ 28,699.69
- SAVINGS BALANCE- \$ 280.38
- MONEY MARKET ACCOUNT- \$ 114,520.00

ELECTION:

DANIELLE BLUE MOTIONED TO ELECT KELLY DELANDER, SECONDED BY CHARLES ELLEFSEN, MOTION PASSED UNANIMOUSLY. KELLY WILL TAKE OVER FOR PAUL MANDEL.

MOTION TO ADJOURN DANIELLE BLUE, SECONDED BY KELLY CZECK, MOTION PASSED 6:34 P.M.
RESPECTFULLY SUBMITTED: MATTHEW FEE, PROPERTY MANAGER MJF & ASSOCIATES INC.