

MERIDIAN ACRES COMMUNITY ASSOCIATION

Board of Directors Meeting (virtual) September 09, 2026 at 6:00pm

Board of Directors:

Vice President – Stacy Asher-present

Treasurer – Sherry Grove-present

Committees:

Violations – McCall Daniels-present

AGENDA

Call to order

1. Roll Call and Introductions (Board of Directors, Volunteers, Guests) [Stacy] Guests: Kari Flores, Joanne Gray, Thomas A Lot 162
2. Approve Minutes for Previous June and July [Sean]: Sean motioned to approve minutes from June and July, Stacy seconded and all voted to approve.

3. Treasurer's Report

Checking Balance: 22,361.40

Reserve Balance: 39,264.57

Dues Delinquencies:

Collected \$2,088.00 since last board meeting

Down to six delinquencies:

- 1—paid for past years and promised current year payment by 9/30
- 2—still trying to reach (one owes 2026 and another owes 2024-26)
- 2—headed to small claims court (one owes 2025 and one owes 2023-2026) this week
- 1—corporation requiring legal advice (balances for 2023-24, nothing paid on 2025-26)

4. Transition Plan (Board of Directors) [Board]:

5. Property Management Companies [Stacy]: Briefly met with Nancy, will send letter of scope



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6. Community Board (update) [Stacy]: Athena noted that overall construction is good, but “back” is unfinished and not treated, recommends possibly T1-11, est ~\$500, and would still need to be painted/sealed; repurposed cork provided by Stacy, but other areas need additional cork, est ~\$170; Sign/headers for sections, est ~\$18/ea (6x \$108); dry poured concrete, Stacy will contact Kristine to come back out; gravel needs containment - dec bricks, 4x8, railroad ties, etc.

Gravel: options for spray adhesive or containment - ask Kristine for possible quotes

Plexi doors: very reflective - any adhesive or spray to mattefy?

Solar: lighting attached to top to help with reflective?

Sherry and Stacy agreed to move forward at under \$1000 for these items.

7. New Doggy Station sign (Thurston County Stream Team) [Stacy]

8. Committee Updates:

a. Architectural

Athena bringing up issue with trees and debris that has collected in yards/on roofs. Also notes trees and shrubs are extending out into the roadway, impeding traffic. Lot 80 has low hanging limbs

McCall noted those aspects haven't been on her radar, but will start

b. Landscape, Lighting

Tree limbs and shrubs should be maintained by work group/communities

Community Work Day: Sept 24/25 - clear underbrush, fallen trees, any low hanging limbs

Athena noted the Chris could help with removing the trees in Lot 92

McCall is going to look into Fire Wise for any support/resources

c. Technology

d. Violations [McCall]

Carrie noted indecent exposure of a couple in the neighborhood; McCall said she would review their current standing.

e. Events

Trunk or Treat is a ‘GO’, and Stacy will begin design aspects, and revive committee

-Adjourn The next meeting is scheduled for October 14th, 2026 at 6:00pm

Meeting adjourned 6:55pm - stacy

