

Green Meadows Townhome Association Board Meeting

Zoom meeting

Monday, April 24, 2023

Present-

Denny Johnson
Susan Johnson
Ted Lockwood
John Gajdel
Mary Rew
Lisa Logsdon, HOA management

Call to order- Denny Johnson, presiding, at 12:57pm

President comments – Denny thanked the board members for serving on the board and all that they do for the association. It was noted that the Green Meadows North Townhome Facebook group is visiting about having garage sales in association. Mary Rew volunteered to put statement on page welcoming garage sales but to not call it an association garage sale due to liability issues if injury.

Review and approval of March board minutes – Ted Lockwood made motion to approve minutes , board unanimously approved.

Financials – Susan reviewed invoices paid in March.

Committees –

- a. Architecture – nothing at this time
- b. Finance – Susan reviewed April bills paid so far.
- c. Landscape Weekly lawn mowing will start April 25th. Wade Winters, notified of large branch damaged and needs to be removed.

Old Business – will be discussed in new business

New Business

- a. Irrigation – Ramiro from Stone Cross will be notified by Lisa to replace all old heads in zone 1 (Denton and Hanworth buildings) when start-up of irrigation done, previously approved by board.
- b. Street light repair bid –Superior lighting gave us a total cost of \$600.00 to replace old light heads with new LED heads. Mary Rew made a motion to approve cost of replacing old heads and start with replacement of light on Barton Ct. Board unanimously approved. Total cost given after meeting was \$973, and discussion via email was made to make sure wattage is equivalent of light being replaced.
- c. Siding bids - Omni siding visited the association to look at our current siding and colors and is still working on a bid for cost of replacement (this is for our reserve analysis)
- d. Roof Inspection for potential hail damage - Hedberg roofing is working with CertainTeed representative to establish warranty coverage on significant granule loss from shingles.

- e. Association walk through will be May 5th, any owners with concerns or questions please contact Lisa, prior to date. Will, from Iowa contracting will accompany board to check concrete.
- f. Lisa will be working on getting window washing priced and scheduled for those who want it. Window washing is paid directly to vendor by homeowners. Lisa will also work on pricing and scheduling for dryer vent cleaning. Dryer vent cleaning is paid to the Association and anyone who owes on dryer cleaning from 2022 will be asked to prepay in 2023.

Next meeting- May 22,2023 at 1:00pm by ZOOM

Adjournment – 2:25pm