

**MINUTES
BOARD OF MANAGERS
MERIDIAN LAKE PARK CORPORATION
THURSDAY, JANUARY 16, 2008
7:00 P.M.
42 STREAM VIEW LANE**

Present: Bill Ronai
Andrew Crossley
Kurt Olson
Gordon and Angela Reeves, Managers

1. **Establish Quorum and Approval of 11/20/07 Minutes.** Angela said Andrew S had given his proxy to Andrew C. Kurt made a motion to approve the 11/20/07 minutes as distributed. Andrew seconded the motion and it was unanimously approved. Angela said the following items had been approved by the Board since the previous meeting:

Renewing CIP financing with Community Banks.

Kurt made a motion to formally approve and have made part of the minutes the above mentioned decision. Andrew seconded the motion and it was unanimously approved.

2. **Dave Clement, F2 Lots 51 and 53.** Dave Clement attended the meeting to discuss several items, such as garbage collection and the board approval process for house plans, and to put forward a motion. Dave Clement made the following motion, which was seconded by Rita Clement:

1. *That Filings 1 and 2 secede from the MLPC Board and form a Board of their own.*
2. *This Board would be composed of elected members who reside in Filings 1 and 2.*
3. *This Board shall operate autonomously and not be bound by the Boards of the Meadows and/or PP.*
4. *The MLPC Board shall, as provided in the By-Laws, hold a special election with a ballot enumerating items 1, 2 and 3 to be sent to each property owner.*

Bill said the Board would consult with the association's attorney and get back to Dave as soon as possible.

Action item: Angela to ask David Leinsdorf to give a legal opinion and report back to the Board.

3. **Architectural Control Committee Update.** It was unanimously agreed that the owner of L13, F1 would be given until the Spring to replace missing siding. Angela said the owner of L39, F3 had submitted drawings showing elevations and also a change in siding material. Angela explained the owner was requesting approval of stucco in “Sandpebble” and window trim in “Desert Sand”. It was agreed that the color of stain for the fascia and the plan for the lintels (stucco or wood) was unclear on the plans and Gordon agreed to contact the owner. Once the information was received the ACC would review the request.

Action item: Gordon to contact L13, F1 owner. ACC to review submission.

4. **Finance Report.** After a short discussion it was agreed that dues for 2008/09 would remain at the same level as 2007/08. Replacement of the eastern boundary fence would be paid for from Capital Reserve and an additional \$1,000 would be taken from reserve funds and added to Common Area Maintenance for weed removal. Andrew made a motion to approve the 2008/09 budget with the above changes. Kurt seconded the motion and it was unanimously approved.

5. **Road Signs.** Angela reminded everyone that pots of paint and paint brushes were still available and Board members should collect them as soon as it was possible to reach the street signs.

6. **Water Issues.** Bill said the Water Treatment Plant was finished and several field change orders had pushed the price over the original budget. Bill explained the pump station was not finished and was on hold until the weather improves. He said the pump station was over budget but some of those additional expenses had been mandated by the State. Bill said information was still being gathered by Mt. CB Water & Sanitation for the fire suppression system. The Board agreed that it was premature to bring the status of the fire suppression project to the members until more definitive information was available. Bill said the Mt. CB Water & Sanitation board met the second Tuesday of each month and asked that Board members attempt to attend those meetings. Bill also said that vacancies would be opening up on the W&S board and suggested that Board members spread the word among the community in an attempt to find a MLPC resident willing to put their name forward.

7. **Eastern Perimeter Fence.** Concern was expressed that the Davidson Services bid did not include disposal of the old materials. Gordon agreed to contact Curtis Allen to see if they would have any interest in taking the old materials. Also, Gordon agreed to obtain a price from Davidson Services for the removal of the old materials.

Action item: Gordon to contact Curtis Allen and Davidson Services.

8. **Playground Committee.** Discussion was postponed until the Spring.

9. **Meridian Lake Meadows Update.** Nothing to report.

10. **Pristine Point**. Nothing to report.

11. **Miscellaneous**. Bill asked that board members give some consideration to increasing the size of the MLPC board and that the matter be discussed at the next board meeting. Angela said some owners had expressed concern about how their neighbors were clearing snow. It was agreed that Gordon would contact the Filing 1 owner who was clearing snow from his driveway and leaving it on Meridian Lake Drive. As this was a health and safety issue it was agreed that the police would be contacted if the owner continued to push snow into the road.

14. **Date of Next Meeting**. It was agreed the next meeting would be held on Thursday, March 20, 2008.

The meeting adjourned at 9:35 p.m.

Prepared by Angela H. Reeves