

MEADOWBROOKE HOA
BOARD OF DIRECTORS OPEN MEETING
November 18, 2022

Attendance: Board of Directors

Walter Wilkinson, President

Bob Alvarez, Vice President

Wendy Blankenship, Treasurer

Anita Hillis, Secretary

John Ferraro, Representative (by phone)

Meeting called to order at 5:30pm by Walter Wilkinson

Approval of minutes for HOA BOD Meeting October 20th - Wendy made the motion to approve. Bob seconded the motion. All BOD members approved.

Approval of Treasurers Report – Bob made the motion to approve. Walter seconded the motion. All BOD members approved.

SNOW PLOWING - The contract for snow plowing has not yet been returned. Wendy will follow up. We've had one plowing so far and are very happy with the job. We still don't know the identity of the snow plow fairy who plowed Marion Hubbard Spur. Many thanks to whomever it was.

DISCUSSION FOR ACTION ON ACCOUNT RECEIVABLE - Attempts to contact members with outstanding assessments have proven unsuccessful. The BOD will try alternate methods for contact.

MAILBOX LOCKS AND ICE - Bob will meet with the postmaster general in Kila to find out what type of locks we need to replace the broken ones on the oversized package boxes. Carriers have complained about the ice in front of the boxes. A bag of ice melt will be put at mailboxes to apply as needed.

HELP WANTED/AVAILABLE SERVICES BOARD - The board at the mailboxes is open to any Meadowbrooke HOA member who would like to post any available services or help wanted notice.

NO OPEN BURINING - Members are reminded that we are in a burn regulation period. Check with DNRC for weather related burn bans on a daily basis this time of year.

MEETING WAS ADJOURNED at 6:13 1st by Anita, 2nd by Wendy. No BOD meeting will be held in the month of December.

Meadowbrooke HOA Board Meeting

November Treasurer's Report

November 18, 2022

Operating Checking Account:

Beginning balance November 2022: \$4,741.36

November 2022 Paid:

Flathead Electric 69.00 (auto pay) November billing

Deposits:

Ending balance: \$ 4,672.36

Road Maintenance Account:

Beginning Balance November 2022: \$58,205.00

NO ACTIVITY

Ending Balance \$ 58,205.00

2022-45 Lots paid @ \$550.00 per lot = \$24,750.00

2021-45 Lots paid @ \$500.00 per lot = \$22,500.00; 2 Lots late fee @ \$15.00 per lot = \$30.00

2020-45 Lots paid @ \$500.00 per lot = \$22,500.00; 5 Lots late fee @ \$15.00 per lot = \$75.00

Outstanding Receivables (1 Lot unpaid for multiple assessments; includes late fees and finance charges) = \$3,461.00