

## **MINUTES FOR AUGUST 19 , 2015**

### **I.CALL TO ORDER / ATTENDANCE**

Gifford Brown, Vice President, called the meeting to order at 7:05 p.m.

John Klein – President – absent                      Gifford Brown – present      Matt Richardson - present

Sharon Borszcz – Secretary – present              Ted Lesiak - present

Tom Birch – Treasurer – present                      Chris Niebes - absent

### **II.APPROVAL OF MINUTES**

Minutes of the July 15, 2015, meeting had been electronically distributed to the board members and declarant. Lesiak moved to approve the minutes and Birch seconded. July 19, 2015, HOA minutes were unanimously approved & will be posted at [www.foxmeadowsofmedina.com](http://www.foxmeadowsofmedina.com) under the file meetings.

### **III.RECOGNITION OF GUESTS AND VISITORS**

Resident Roman Crea, 6645 Hounds Run, spoke representing Concerned Resident of Phase 3, stating the Fox Meadow HOA Covenants regarding exterior color selection and minimum square footage as stated in for DRC new construction were not being followed. He also had a concern with no swale protection from new construction site.

Resident John Messina, 6685 Hounds Run, spoke to the flooding he experienced for lack of maintenance of drainage now cleared but not being maintained behind LOT # 174 which is declarant owned. He is concerned what the impact of the new construction on LOT # 175 will have regarding his home and drainage concerns.

Resident Steve Gates, 6550 Hunters Field, questioned if Fox Meadow HOA Covenants are shared with realtors and prospective builders.

A written concern was read – it stated the “lack of quality control has placed our neighborhood and property in jeopardy...compare to anything else on Hounds Run or Hunters Field.....wants the best for our community, and Fox Meadow CC.”

The board understood and supported these residents’ concerns. The printed/email response from the Declarant, Dan Auker, was read and shared with these residents. Brown will meet with the Declarant following the Declarant’s meeting with the homeowner and construction general manager at 4:30 p.m. Monday, August 25, 2015.

**LAKE REPORT** – Tuchek explained a change in ownership of POND CONTROL and that the association had been charged for maintaining 2 (two) lakes but in fact did maintain all 3 (three) lakes. Next year’s budget will see 2 (two) lakes for maintenance charged with an OPTIONAL Charge for maintaining the third lake. New owner is Greg Bobnik.

## **EXECUTIVE SESSION**

Lesiak move to adjourned at 7:45 p.m. for Executive Session. Birch seconded. The meeting was closed and went into Executive session. Richardson moved to close Executive Session at 8:15 p.m. Borszcz seconded. Executive session was adjourned at 8:15 p.m.

## **IV.FINANCIAL REPORT**

Tom Birch distributed the financial statement for 2015 BUDGET and Banking Activity Statement from July 15, 2015, to August 19, 2015. Birch had electronically sent these statements to the board members for their examination. Birch explained several statements entries and clarification was given for several bills. Lesiak will request information and the cost to do a "Reserve Study". Lesiak moved to approve the financial report. Borszcz seconded. The report was unanimously approved. No bills were presented. The board thanked Birch for his excellent work and many hours of record keeping.

## **V.LEGAL REPORT**

Klein and Lesiak contacted Attorney Brian Borla to inform him of our new attorneys. Borla will continue to represent the Master Association with work currently pending, and he explained information regarding a forth coming Sheriff Sale. Lesiak will investigate the costs of needed sidewalk repair work.

## **VI.COMMITTEES**

**Club Liaison** – No report. Club still owes reimbursement of the Tax Bill.

**Covenant** – Resident response was read regarding a violation notice. Written response will be sent by Borszcz.

**DRC** – Updated report had been electronically sent to board members. Borszcz and Lesiak will visit one completed request. A request regarding seeding and water flow was received.

**Evergreen Land Development/Declarant** – No report.

**Lake Management** – Tucheck had given the report earlier on the agenda.

**Local Government** – The Fox Meadow Club has not signed the easement request.

**Welcome Basket** – Borszcz reported 7 baskets were delivered.

## **VII.OLD BUSINESS**

a.Landscaping – Richard had previously electronically sent board members his updated report: explaining in detail the watering systems are all entrances, and the 57 center island. He continues to work toward completing the letter to landscapers for their bids for 2016 contract.

### **VIII. NEW BUSINESS**

a.Borszcz read a letter to be sent to a homeowner with dues in arrears for two years. Board approved the letter.

### **IX.ADJOURNMENT**

Lesiak moved to adjourn at 9:15 p.m. Richardson seconded. Meeting adjourned at 9:15 p.m.

**THE NEXT REGULAR FOX MEADOW MASTER ASSOCIATION BOARD MEETING WILL BE**

**SEPTEMBER 16, 2015, AT 7:00 P.M. AT THE CLUB HOUSE.**