

SADDLE CREEK HOMEOWNERS' ASSOCIATION

ANNUAL MEETING MINUTES

July 19, 2017

Present: Members; Matt Maltarich, Calli Bradshaw and Ken Elkins, Jerry Hull
Community Association Manager; Dennis Nagy
Homeowners

Meeting called to order at 7:07 by Jerry Hull

Financial Report

Checking account balance:	\$17,384.16
Mailbox Account:	\$15,683.62
Reserve account:	\$105,925.34
Total Assets:	\$138,993.12

- Two board positions open. Jerry will not be running again but Ken is running for re-election.
- Briden Mgmt. introduction. Replaced Kramer Triad effective April 1, 2017.
- Ken gave an overview of the budget comparing YTD spending vs Budgeted Amounts. We are in a good financial situation as of now.
- The board will be contacting Lombardo to see when they plan to give us their budgeted \$30,000 contribution.
- Cabana is in need of some improvements as well as pool chairs needing to be purchased.
- Lightening is supposed to be putting in the two streetlights in the new phase anytime. It was supposed to be done last week but was delayed because of rain.
- Matt gave an overview of the website and what can be found on that as well as Facebook. Best way to communicate with any issues would be e-mailing the board.
- Dues payments were discussed. Mail them to the P.O. Box monthly or in advance. You can also do bill pay thru the bank. Talking to Citizens to see if ACH would be an option for payments.
- Lombardo's statement was discussed.
- Blue Grass Court common area was brought up and the problem with weeds and growth over there. Dennis was going to talk to the residents and we will either approach Lombardo about this or have Lightening do something to fix the area.
- A co-owner inquired on if the second play scape was still in the plans. As far as the board knows that is still happening.
- Three people ran for the two open positions and that was Ken Elkins, Paul O'Connell, and Joe Muck. Ken Elkins and Paul O'Connell were elected

Meeting was adjourned at 8:10.

Respectfully submitted,

Calli Bradshaw