

# Meeting of the Mill Creek Community Board of Directors

## Meeting Minutes

**Date:** June 12, 2017

**Location:** Sweet Escapes

**Time:** 6:00pm – 7:37pm

**Board Attendees:** Harry Mavromatidis, John Benson, Shannon Thompson

**Other Attendees:** Michael Arnold from HomeOwners Advantage (hereinafter Management)

### Call or Order

The regular monthly meeting of the Mill Creek Community Association (hereinafter MCCA) was called to order at 6:00pm by Harry Mavromatidis, President.

### Approval of Minutes

The May 16, 2017 Board of Directors Meeting Minutes were approved.

### Business

- Management to engage Cycle Works to have trash collection to start ASAP
- All cleaning bids due this week. Management to send on as soon as received. Management to have Molly Maids clean for a second time this week on Friday.
- **170609A by Harry:** Pay \$25 to Sweet Escapes for use of their location for the board meeting. Seconded by John B. Motion passed.
- **170612A by Harry:** Accept the engineering bid for JVG Consulting for \$1800 for inspection, written report, and repair scope as bid. Seconded by John B. Motion passed. Inspection to coordinate with pond clearing by Crabapple.
- Affirmed the following e-votes:
  - **170607A by Harry:** Approve \$195 payments for the two invoices received for services from John Benson for 3 hours cleaning/vacuumping glass from basketball court & playground including removing and storing damaged goal and for emptying trash cans at both pools and cleaning the area. Seconded by Shannon. Motion passed.
  - **170607B by Harry:** Install fence around basketball court for \$10,050 stipulating that entry will be along existing sidewalk path on north and not west side of fence as bid and to include some of the landscaped green space. Seconded by Shannon. Motion tabled until additional bids received.

### Officer Reports

**Shannon** – Mentioned that possibly in future we should remove the tube tunnels from playground and replace with open slide.

### Committee Reports

- **Architectural Review**
  - None
- **Athletic**
  - Need volunteers to check premises and report issues.
  - Need volunteers to take out trash on trash nights.
  - Waiting on estimate from NEI for magnetic lock for tennis courts
  - Waiting on Escalade Sports to give estimate on basketball backboard replacement cost at Manor. They said installation/labor will be \$475
- **Communication**
  - Draft newsletter created. Hope to release by July.
- **Special Events**
  - 4<sup>th</sup> of July Bike parade and dive in movie in July
- **POA**
  - None
- **Traffic Calming**
  - None

### **Management Report**

- 30 violations on last inspection
- Total delinquency went down by approximately \$13k and delinquent association dues went down approximately \$16k due to \$15k being collected last month.
- 18 demand letters sent out certified. 10 were returned unclaimed.
- Financials all favorable except operating budget due to unforeseen usage of water and sewer

### **Executive Session**

Harry motioned to enter Executive Session at 7:26 pm to discuss confidential matters. Motion seconded by Shannon.

### **Adjournment**

The next meeting of the Board of Directors will be held on Monday July 10th at 6:00pm @ Sweet Escapes.

All property owners are welcome to attend any MCCA Board of Directors Meeting. Your input, via telephone, letter, or email is always welcome as well.

There being no further business, the Board Meeting adjourned at 7:37pm