

Grove Creek Homeowners Association Annual Meeting 2022

Meeting Minutes 02/23/22

The meeting was called to order by President, Michael Mattivi, at 6:30pm at the Pear Park Elementary School.

Thirteen homeowners were present and six signed proxies were available. No quorum established.

Also in attendance were Melody Mohigh, treasurer; and Suzanne Jacox, secretary. Delma Killinger, vice-president, was unable to attend.

The minutes from the 2020 Annual Meeting were approved by the group. No annual meeting was held in 2021 due to Covid restrictions.

Michael reported that new edging had been placed around the perimeter of the large D1/2 Rd. Commons and the old edging removed. There are new trees and bushes planted there also, and multiple fence repairs have been done. Michael noted that the Reserve Fund is maintained for repairs or replacement of the pump house, which is about 20 years old.

Regarding covenant enforcement: Suzanne C. (Violation Inspector) continues subdivision inspections every two weeks for compliance with by-laws and CC&Rs, and she issues notices of non-compliance. She has submitted her resignation from this position for the end of March, but she is willing to train someone for those duties. Michael asked for any volunteers to do this. There were no volunteers at the meeting; however, there were some interested homeowners who will get more information from Suzanne C. about the position. Homeowners were asked to report any violation concerns to the Grove Creek Board email address.

Contract renewed with the Action Lawn Service for 2022.

The budget was reviewed and some increased expenses explained. The budget could not be approved without an established quorum. It will serve as a working budget for 2022.

The process of notices and fines per the CC&Rs for non-compliance and debt to the HOA for unpaid dues was reviewed including updates on legal action being taken by Grove Creek against three homeowners.

Board member elections were presented, as the terms for the positions of president and secretary were completed. There were no volunteers, so Michael and Suzanne J. agreed to continue for the next term.

Homeowners were encouraged to report any concerns or questions to the Grove Creek by email, which is monitored frequently.

The meeting was adjourned at 7:35pm.

Respectfully submitted,

Suzanne Jacox, secretary.

