

**THE MEADOWS AT MELODY RANCH  
HOMEOWNER'S ASSOCIATION  
BOARD OF DIRECTORS' MEETING  
TUESDAY, May 15, 2007  
MINUTES**

- 1) Call to Order (4:45)
- 2) Attendees
  - David Kaufman
  - Wes Flanagan
  - Brett Kroger
  - David Quinn
  - Kurt Anselmi
  - Lauri Harris
  - Bob Hammond
- 3) Homeowners' Time
  - a.) Marina Vandebroek - letter requesting extension for landscaping and driveway completion. Brett made motion to grant extension, David K seconded, all in favor.
  - b.) Maureen McNulty – Due to her unapproved accessory greenhouse structure, how should the HOA move forward on their landscape deposit? They have requested a landscaping inspection. Brett made motion to do full inspection, take notes, and note there is illegal accessory structure and hold on to the deposit until it is removed. Wes seconds this motion. David K and Kurt in favor. David Q abstaining.
  - c.) Renee Glick – Feeding wildlife compliance, watering behind her house, notice to homeowners regarding quiet time, speeding on Melody Creek Lane, homeowners with 4 dogs. The board decided to wait to hear from Matt Turner to see where the HOA stands.
  - d.) Bob Hammond – suggested creating more large spots in RV Parking. The Board decided to look into it.
- 4) Correction, approval, or disposition of minutes of previous meeting – April 24, 2007 – Brett made motion to approve, Wes seconded, all in favor.
- 5) Reports of Officers
  - a) Secretary Treasurer
    - i) Financial Review – April 2007 will fax to board when available.
    - ii) Aging Report – as of May 11, 2007
- 6) Old Business –
  - a) Chip Seal on 2007 schedule? David K. mentioned chip sealing and explained that he did an analysis and thought the HOA may be able to wait another year. Although, crack repair could be considered. The board decided to wait on Evans bid for this year since oil prices will not get any cheaper. Perhaps seal a designated route for construction workers.
  - b) Burn open spaces – The board discussed this previously tabled issue and by a majority vote the board decided not to burn due to unforeseen hazards that may occur.
- 7) Adjournment 6:00pm