

The Meadows at Melody Ranch

Homeowner's Association

Board of Director's Meeting

Tuesday, May 18th, 2010, 5:00 pm

AGENDA

CALL TO ORDER:

- 1) Homeowners' Time –
 - a) Patrick Delaney (4210 Balsam Lane – Lot 120) – Privacy Fence
 - b) Matin Trott (4330 Kestrel Ln – Lot 133) – Landscape/Damage Deposit
 - c) Dana Gatt (4239 Melody Ranch Dr – RU2 – 48) – Would like the board to waive late fee charges & 3rd violation notice (5.8.09 & 5.20.09 – Wood N/S/Garage & 4.6.10 – Plywood against fence)
 - d) David Sparks (4125 Sandy Creek – Lot 81) – 3rd notice violation letter – garbage can (violation dates: 9/29, 10/1, 1/19 & 4/15) – Would like them all waived.
 - e) Jeff Corban (4295 Polo Pony Rd – RU2 – 21) – Waive 3rd & 4th violation – missing door to utility cabinet (violation dates: 11/20 – 5/11)
 - f) Jennifer Henninger (4251 Melody Ranch Dr – Lot 2-45) - Proposes a baggie/trash station at the west corner of Chickadee Circle and Melody Ranch Drive at the stop sign, therefore not in the park, but nearby.
 - g) Karen Van Norman - Parks & Rec Representative RE: Melody Neighborhood Park
- 2) Approval of April 20th, 2010 Minutes
- 3) Report of Officer
 - a) Secretary Treasurer
 - i) Financial Review – April 2010
 - ii) Delinquent HOA Dues Report
- 4) Architectural Review Committee
 - a) Allen Fence - 4220 Melody Ranch Dr (RU2 -96)
 - b) Scholtens Fence - 1075 Melody Creek Ln (Lot 37)
 - c) Taylor Fence - 4219 Melody Ranch Dr (RU2 – 94)
 - d) Slaven Fence – 1099 Melody Creek Ln (Lot 40)
- 5) GTPM
 - a) Paint Bid
 - b) Ditches & Open Space
 - c) Fire Hydrants
- 6) Violations
 - i) Violation Log
- 7) Old Business
 - a) ISD

- b) Post Office Boxes
- c) Audit on HOA Books
- d) Gate - Storage Area
- e) Nelson: Transition Issues
- f) Reclamation efforts of office area
- g) Park
- h) Pathway Transfer & MOU
- i) Fences
- j) Water Engineering Services
- k) Storage Area – road grade

8) New Business

- a) South Park Loop Developer Mitigation Money Per Keith Gingery
- b) One Version of Design Guidelines
- c) Time Frame for Approval on ARC Items

9) Adjournment