

Plum Creek Homeowners Associaton
Minutes of Regular Meeting of the Board of Directors

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Date: February 9th, 2023

1. Call To Order. Board President Kendra Hinrichs called the meeting to order at 7:03 p.m.

2. Roll Call. A quorum was present with the following directors in attendance:

Kendra Hinrichs, President
KC Reben, Vice President
Valerie Wallace, Treasurer
Richard Dominguez, Director
Mike Cusano, Treasurer

Rich Wells, Property Manager from TPM was present.

Homeowners and Residents present:
C. Grey, T. Dominguez, G. Unck, AJ Edwards

3. Motions.

Kendra motioned to upgrade the 6 yard dumpster for an 8 yard dumpster, KC 2nd, passed motion in favor.

Mike motioned to have stickers placed onto dumpsters giving notice that fines and penalties of \$500 will result on first offense and per each offense, Kendra 2nd, passed motion in favor.

KC motioned for delinquencies not attempting to set up a payment plan, to be notified that after 30 days from notice to do so, the account will be sent to the Attorney for collections. Any account that becomes delinquent more than \$300 will trigger a collection notice. Kendra 2nd, passed motion in favor.

4. Action Items.

Rich Wells will check on past notices sent throughout the community on Dumpster rules for abuse. Notices will go out in the next newsletter, reminding that immediate fines will be issued for dumpster abuse, and neglect.

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5.Open Forum.

Homeowners discussed the condition of the roads, that are sinking and deteriorating so rapidly. Other topics included, fencing around the community, roofs, foundations, and garbage issues.

Actions taken in Executive Session were:

Board unanimously approved Rhino Foundations to finish the repairs for leaking foundation on Unit P Northeast side of building.

Meeting Adjourned: Kendra motioned, Mike 2nd, Unanimous at 8:19 p.m.