

MADWA Board Meeting
February 17, 2021

Location: Zoom Meeting due to Coronavirus protocol

Board Members Call In: Greg Gurewitz, President; Bob Cavello, Treasurer; Tonya Krause Cuneo, Secretary

Omega Management Call In: Matt Overbeck

Members Call In: Gary Reinecke, Bill Auschenbach, Mike Chmielecki, Jo MacGibbon, Fred Kunze, Jan, Barb Braaten, Carol Kaufenberg

Item 1: Call to Order:

The meeting was called to order at 635pm by Greg Gurewitz

Item 2: Homeowner Input:

Gary- Pond update. Matt will follow up with pond treatment company to see what chemical was used and not renewing treatment for this 2021 year. Board approved to trial Gary's recommendation of "muck be gone". Gary, Bill and Mike to lead.

Item 3: Board Approvals:

A motion to approve actions taken by the board since the last meeting that are listed below and in the agenda was made and passed.

- Minutes Nov 18, 2020 approved

Item 4: Treasurer's Report, Bob Cavello:

Checking: \$34,796.09 as of January 31, 2021

- Checking Account has a budget surplus of \$7,056

Reserve: \$169,227 as of January 31, 2021

Treasurer Notes:

- November, December and January are traditionally lower expense months for our neighborhood. There were no noteworthy expenses to report in January. We spent \$1,282 on house numbers in November and paid \$1,800 to APK in November for gutter cleaning.

Item 5: Management Report, Matt Overbeck:

Management Report:

- Accounts payable – Zero
- Pond fountain as noted in item 2
- Lehman Lane Monuments- Jo update: There are some sub HOA's that covers monuments and some like ours are responsible for their own monuments. Plan to add to spring projects when concrete contractor comes back for driveways
- Timberline doing good with winter ground care
- No work orders pending
- Management company change at end of March
- RowCal will start 4/1/21
- Matt still willing to assist for smooth transfer to RowCal

Project for Next Spring

- Gutter repairs
- Canister lights replacement under garages
- Shrubs
 - Missing shrubs have been identified and will be replaced

- Miscellaneous Maintenance
 - Caulking on some homes may need to be repaired in the spring
- Garage Doors
 - 2 homes to have doors replaced this year, 2 more in the queue

Item 6: Next Meeting Date:

- This was the last meeting with Omega Property Management
- Next Board meeting will be held by Board with Management change over
- April 21, 2021 outdoor in neighborhood (weather permitting) and zoom

Item 7: Adjournment:

Meeting Adjournment at 6:58pm