

Sand Creek Villas Community Association, Inc  
Board Meeting  
Wednesday, September 10, 2008

Nate Skrdla called the meeting to order at 6:05 pm. Quorum was established. Members present were Nate Skrdla, President, Tom Hart, VP, and Kristie McKitterick from Balanced Bookkeeping & Community Association Management. Absent : Daryn Strop. Guest present were Gloria Holden, Marta Harrison, Ray Cordero and Deborah Cordero.

Meeting Minutes – Not available.

Hearing – No Hearings

Financial Report

- As of August 31, 2008: Checking balance \$6786.67, Operating Saving \$35135.30 and Working Capital\Reserve balance \$17752.95.
- As of August 31, 2008 five homeowners were more than 30 days delinquent.
- Nate will give invoices from TJP and to Pulte for payment. The invoices were for replacement plants. Nate will also look into reimbursement for extra water charges due to sod and new plants.
- 2009 Budget was reviewed; final vote is to be by email.

Old/New Business

- Reserve Study – Kristie will call Association Reserve's to go over numbers and find out if the numbers are for build out.
- Drainage – Nate is looking into sump pumps.
- Turn over – October 28, 2008. The 28<sup>th</sup> is the only day available at the Police Station on Tutt. The new school was also discussed. The dead line date is 27<sup>th</sup> , Steve Lebel said that would be fine to go the extra day.
- Parking – paint curbs red – Wait for now.
- Newsletter has been approved and will go out next week.
- Bark – wait till spring.
- Fence – one section of the rod iron fence along Dublin was damaged by ELM. Nate will check on when the new one will be in.

The meeting was adjourned at 7:30pm.  
Kristie McKitterick took the minutes on behalf of the Board.