
**Willow Creek 3 HOA
Board Meeting
December 8, 2016
Minutes**

Call to Order – The meeting was called the meeting to order at 7:00 p.m.

Roll Call – Board members present: Jay Weber, Chris Mumfrey, Bob Correll, Bob West, Bob Bartlett and Fred Kremer were present. Property Manager Mark Risner, SCRES was also present.

Committee & Officer Reports –

- A.** Grounds: Elizabeth with JBK reported on work order items
- B.** Swim Team: No report.
- C.** Pool: No report
- D.** Clubhouse: No report
- E.** ACC: Jeff Stevens reported on the requests for the month.
- F.** Tennis: No report.
- G.** Common Area Project: No report.
- H.** CenCON: CenCON is available online.
- I.** Welcoming: No report.
- J.** SSPRD: No report.
- K.** Website: Bob Correll reported on website updates.

Homeowner Forum – Homeowners raised concerns on the following issues: Handicap parking space, guest parking signs

Guest – Dave Jackson with Willow Creek 2 presented on the perimeter fence committee.

Approval of Previous Meeting Minutes – After review, Bob W made a motion, seconded by Bob C, and unanimously approved to accept November 2016 Board Minutes.

Unfinished Business

- **Audit** – Auditor still without final info needed from prior management.
- **Pool Gate** – Operating system has been installed. Key cards to be distributed over the winter.
- **Camera** – add to agenda after first of the year.
- **Trash Can** - dumpster for clubhouse discussed. Tabled.
- **Paver Project** – first building has been started. Once completed, second building will be determined.
- **Asphalt** - Get name of previous company to do bid
- **Alley Signs** – discussion of selective location on premium parking spaces
- **Clubhouse Furniture** – no action completed. Need info on supplier for damaged and possibly warrantee items.

New Business

- **Board Member appointment** – Mike deRosayro was appointed to the Board
- **Handicap Space** – have attorney review before proceeding
- **Budget** – Fred Kremer presented a powerpoint presentation of the 2017 Operating budget as determined by the Budget Committee

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- 2017 Goals - Paver project, pool furniture, outdoor grill area, tennis court project, island landscape, alley paving.
 - Clubhouse Manager – contract reviewed.
 - JBK – contract reviewed and approved, work orders for 8013 and 8033 S Quince were approved.
 - Dumpster – okay to place on a month to month basis.

Financial Report – The November Financials were reviewed.

Adjournment – The meeting was adjourned at 10:35pm.