

Cedar Creek Board Meeting  
June 17, 2021 5:30 pm

**Called meeting to order at 5:41 pm.**

- a. Quorum present? Yes
- b. Attending: Jaden, Liz, Matt
- d. Shelby Cardall with North HOA was present.

**Minutes **approved** from March meeting**

**FINANCIAL REVIEW:**

- Approved
- Discussion on dues increase and reserve study. When can dues be raised? Is it in January?
- Reinvestment fee - board **approves** putting it in place asap for .5%. All in favor.

**MAINTENANCE ITEMS:**

- Swamp coolers - anytime a swamp cooler is removed Matt needs to go out first and cap the electrical to that the wiring is dead and can be patched over properly by the roofer

**ITEMS OF DISCUSSION:**

- Parking rules go into effect on July 1, 2021

**COMPLAINTS:**

- Call Dominion to change the 1253 N 400 E laundry unit (Matt will)
- Discussion on 1289 needs to have tree trimmed back
  - 1273 needs to have pine removed. Touching both buildings. First bid was about \$1,600 to \$1,800 to remove it.
  - Matt will trim both trees instead of looking at removal

**INSURANCE:**

Farm Bureau direct comp (W/O Earthquake) - \$7718.00

Farm Bureau w/ enhancements - \$10,042.00

American Family Current policy (W/earthquake) - \$9873.00

Nationwide - \$9439.00



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- Current policy has earthquake insurance. Enhancements include sewage backup. Board discussed pros and cons of earthquake insurance and decided it is not worthwhile for the community.

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- Jaden will double check on which ones have directors insurance and he will send it out over email to get the boards final decision.

**FUTURE ITEMS OF DISCUSSION:**

- Check to see if business registry needs to be updated
- Switches for swamp coolers Matt and Shelby will work on this

**Meeting adjourned** at 6:33 pm

Next meeting August 12th at 5:30pm