

Cattail Creek Community Association Board Meeting
April 9, 2018
6 p.m. At Your Service HOA Mgmt office 702 N. 19th Ave.
Minutes

Roll Call: Directors present included: Joe Sands, Jay Blaske, Neil Ramhorst, Randy Sullivan, Angela Matsen, Sue Greeno, Katherina Freche. Jaymie Larsen represented At Your Service.

- 1) Neil Ramhorst motioned that Angela Matsen be appointed as the Secretary. Katherina seconded. Passed.
- 2) Approval of the March 12, 2018 Minutes was tabled. Jaymie Larsen was instructed to edit for approval next meeting.
 - a. Management Reports were presented (monthly P&L, monthly balance sheet, YTD budget comparison, A/R) All delinquent accounts with phone numbers have been called. Neil motioned to revamp the assessment policy for approval at the May board meeting. Action item for: Sue, Neil and Jaymie to consult with Mr. Jennings. Katherina Freche seconded. Passed.
 - b. Enforcement – Jaymie was asked to issue courtesy notices to trucks with attached trailers on Catron and Savannah Street.
 - c. Ogburn Law Firm gave notice of a conflict of interest – Neil Ramhorst motioned for to Sue Greeno to sign a consent letter. Seconded Randy Sullivan. Passed.
- 3) Committee progress reports and updates
 - a. Design Review
 - i. The DRC has not received any new submittals this month, however, in February a Form B was received for a home on Blackbird.
 - ii. Action Item: Jaymie will compose and mail a letter specific to builders addressing: garbage, street cleaning, parking, dogs off leash, accumulation of materials, \$1,000.00 fine for burning, fines for proceeding beyond inspections, and tree caliper.
 - b. Park
 - i. The board was informed of the emergency ordinance the commission passed to address builders cleanliness of streets.
 - ii. The City commission approved the Cash in Lieu from Sandan, LLC to be used for the picnic shelter.
 - iii. Detention ponds update – Jaymie Larsen has contacted multiple contractors for the RFP process. Action Item: Jaymie will arrange a meeting with Urbani Fisheries to inspect the detention ponds with Scott Hoag, Sue Greeno and Katherina Freche if available.
 - c. The board discussed the proposed bylaw revisions Mr. Jennings and the committee recommended. Jaymie Larsen will forward the board comments to Mr. Jennings for further revisions. A final draft will be forwarded to the board. Neil Ramhorst motioned to accept the revisions with additional changes going through Jennings first. Katherina Freche seconded.
- 4) Katherina Freche motioned to adjourn Joe Sands seconded. Passed.

Next Meeting will be held on May 24, 2018 at 6p.m. at the Cold Smoke on Huffine lane.
Respectfully submitted by Jaymie Larsen