

Creekside Townhomes Owners Association, Inc.  
Board Meeting Minutes  
Wednesday May 21, 2025

Board Meeting called to order: 6:05pm

Board Members present: Robert Hutchinson, Ron D'Amore,  
Joyce Shafer, Irene Gilkey and Joel White

Present: Dan Anderson with Metro Property Management

Homeowners Present: 7

The Board approved the agenda and there was no conflict of interest

The Board approved the minutes for April 16, 2025 meeting

The Board approved the Financials for March 2025 pending final audit

Homeowner Forum:

- 19412 Unit C request for deck repairs and several dead bushes to be removed. Dan will follow up with Robin.
- 19693 Unit D requested someone to inspect the rotting balcony, safety of stairs and trees too close to the house. Hutch will follow up.

ARC: None to review

New and Ongoing Business

- Domestic Parker water leaks are under control. Hutch will continue watching water usage throughout the community. Bill is down \$1,000.
- Comcast Creekside Business Agreement is for 15 years.
- Finalized reimbursement program for heat tape and electric power.
- All insurance covered hail claim projects are completed.
- 19553 Unit E Hutch relocated heat tape switch for homeowner. This is not HOA obligation.
- HD Construction has completed gutter cleaning project
- Board voted that gutter cleaning would be done annually each Fall
- 19663 Unit B pillar repair is complete. Homeowner will reimburse HOA.
- CAMCO Asphalt will finish Friday, May 23, 2025. Hutch will pick up cones on Saturday afternoon.
- Dan will follow up with 19440 on the attic squirrel issue.
- Due to the miscommunication with Perennial, they agreed to reduce their invoice by half for repairing the snow removal ground issues caused by Landtech.
- Slip and fall lawsuit that occurred 12/2022 is still pending.

Adjourned at 6:50pm. Next meeting Wednesday, June 18th at 6:00pm.