

Creekside Townhomes Owners Association, Inc.
Board Meeting Minutes
Wednesday February 18, 2026

- I. Board Meeting called to order: 6:00pm
- II. Board Members present: Robert Hutchinson, Karl Brehm, Joyce Shafer, and Irene Gilkey
- III. Present: Dan Anderson with Metro Property Management
- IV. Homeowners Present: 8
- V. The Board approved the agenda and there was no conflict of interest
- VI. The Board approved the minutes for January 21, 2026, meeting
- VII. The Board tabled the Financials for December 2025 and January 2026
- VIII. Homeowner Forum:
 - a. Homeowner at 19665 Unit B stated a vehicle is blocking several homeowners' driveways in this area. She requests updated signage because current signage is being ignored.
 - b. Homeowner asked to be updated on reason dog waste station have been eliminated
- IX. Business Items to Be Ratified: None
- X. ARC Requests to Be Ratified - None
- XI. New and Ongoing Business
 - a. Domestic Parker Water – Hutch reported stable
 - b. Approved Hutch will be paid \$60.00 per hour for handyman services in the community
 - c. Approved State Farm Insurance policies for building and liability renewed. Increase by 3%
 - d. Waste Management will be given 90 days' notice in writing that contract will not be renewed. We will continue to review other quotes. Considering HBS currently.
 - e. Decisions on the Blue Spruce Project will be made by the board members next month after walking the neighborhood
- XII. Adjourned at 7:10pm. Next meeting Wednesday, March 18, 2026, at 6:00pm.