

**MINUTES
BOARD OF MANAGERS
MERIDIAN LAKE PARK CORPORATION
TUESDAY, MARCH 18, 2014
6:00 P.M.**

Present: Bill Ronai
JC Leacock
Bob Mothershead (by phone)
Beth Hise (by phone)
Robin Smith (by phone)
Gordon & Angela Reeves, Toad Property Management, Inc.

1. **Establish Quorum and Approval of 01/09/14 Minutes.** Beth made a motion to approve the 01/09/14 minutes as distributed. Bob seconded the motion and it was unanimously approved.

2. **Approved by email since the 01/09/14 meeting:** None.

3. **Architectural Control Committee Update.** Angela said no new plans had been submitted.

4. **Recreational Committee.** Prior to the meeting Bob and Beth had distributed estimates and options for removal or improvement of the tennis courts. Bob explained the Recreational Committee was divided on the future of the tennis courts. Some members favored removing all four courts and some favored leaving one court. Beth explained Renner Sports and Signature Tennis Courts had both said the existing surface of the courts would continue to crack and require attention every year. Both companies had submitted estimates for a post-tensioned concrete slab court and a Nova ProBounce court.

Angela said David Leinsdorf had confirmed the Meridian Lake Park open space (including the tennis courts) was still legally owned by the Developer, Meridian Lake, Inc. Angela said she had spoken to Bill Lacy (the son of the Developer) and he was going to contact his attorney to find out if he was legally able to sign a Deed for Meridian Lake, Inc. Angela said David Leinsdorf had confirmed the Board would have the right to regulate, use, repair and modify the common elements once the land was deeded to the association. A special assessment would require a vote from all owners and a dues increase for operation and maintenance of the association would be a board decision.

After a long discussion Bob made a motion to lock the courts, no maintenance on the courts except for weed removal and a \$7 per quarter, per lot, dues increase. In 2015, if sufficient funds were available from the dues increase, maintenance savings and reserve funds, current bids would be obtained for the removal of the courts. JC seconded the motion and it was unanimously approved.