



Mill Creek Community Association
Board of Directors Meeting
Wednesday, January 18, 2023
4:00 PM Online/Board Room

Minutes

President – Jay Hiester

Vice President – Sid Siegel

Secretary – Becky Edy

Treasurer – Kristi Zevenbergen

Director – Terry Gemmill

Director – Judy Cromwell

Director – Angela Darby

Association Director – Hilary Bublitz

Board of Directors Meeting Call to Order: 4:00 pm

Member Input: None

City Update: Martin Yamamoto, City Manager, discussed city street sweepers, staffing, and policing.

Approval of Prior Minutes:

- **Motion to approve December 2, 2022 minutes: Motion by** Judy Cromwell, **Second by** Kristi Zevenbergen, **Passed:** Unanimously.
- **Motion to approve December 14, 2022 minutes: Motion by** Judy Cromwell, **Second by** Sid Siegel **Passed:** Unanimously.
- **Email Vote January 15, 2023:** Our attorney asked if the Board would like her to file a brief or contact the original owner of WP 26 in response to the Quiet Title motion made by the entity that purchased our interest in WP 26. **Board voted NO.**
Votes: Yes: Angela, Terry No: Becky, Sid, Kristi, Judy

Treasurer's Report: Kristi answered questions about the report. Our Association remains on track with our budget.

Association Director's Report: Hilary provided information about our snow removal equipment and sidewalk shaving.

Old Business

- **Cherry Pond Catch Basin update:** Bids from vendors will be obtained.
- **VM Catch Basin Project update:** Ongoing work on the project from the Everett School District.
- **Pine Tree Park and Aspen Trail Project updates:** Pine trees were removed, stumps ground, and new trees will be added.

New Business

- **2023 Reserve Study review:**

Motion: Accept the final Reserve Study and approve the transfer of funds in the amount of \$225,340 on July 1, 2023. **Motion by:** Kristi Zevenbergen, **Second by:** Judy Cromwell, **Passed:** Unanimously.

- **Insurance:**

Motion: Endorse all insurance coverage except for Auto. **Motion by:** Judy Cromwell, **Second by:** Kristi Zevenberger, **Passed:** Unanimously.

- **Laminated Root Rot Mitigation Report:** The Board directed Hilary to follow the arborist's recommendations concerning laminated root rot.
- **MCCA History MillStream article:** The Board directed Hilary to edit and publish the excellent article, "Observations about Mill Creek History" by Darrell Sorenson.

Motion: To adjourn the regular Board meeting and enter into Executive Session.

Motion by: Sid Siegel, **Second by:** Angela Darby **Passed:** Unanimously.

Executive Session:

- **Collections update**
- **ST 57 Covenant Issues**

Motion: To adjourn the Executive Session and regular Board meeting. **Motion by:** Sid Siegel, **Second by:** Angela Darby, **Passed:** Unanimously.

Adjourned: 5:52 pm.

Respectfully submitted by,
Becky Edy, Board Secretary