

March 27 2025 – Annual HOA Meeting

The meeting was held at the Altoona Public Library. In attendance was Steve Gulling, Property Manager, Donna Loux-Hills, President, Barb Nelson, Secretary/Treasurer, Rachel Lenihan, Vice President, and Heather Bain and Tim Rohde, At-Large.

The meeting was called to order by Donna at 6:32pm. We went around the room introducing ourselves. 6 homeowners were in attendance and there were enough proxies for the 2/3 amount, to hold the meeting.

Old Business

- Gutters (Steve) - to be replaced, new quotes are to be done
- Dues (Barb) - dues are going up \$25 July 1, 2025. The total amount due per month will be \$225
- Special assessment (Rachel) - the payment will continue to be \$146 per month till the final payment due will be \$138 due 10/01/25. Those with ACH it will be changed by Steve. The people doing a payment through their banks will need to let them know.

New Business

- Asphalt patchwork (Heather) - wanting to have a cleanup date thinking 4/5/25, will send an email of the time we are going to start
- Walk around (Donna) - 10:00 am 4/26/25
- Potluck (Tim) - First Rock Creek Potluck, July 13th, 2025 @ 1:00pm the location is the south side of 1655 garage (overflow parking)
- Lawn Care (Steve) - going to have a new company for both mowing and lawn treatments (2 different companies)

Financials

- Steve reviewed

No voting on board members

- Donna and Rachel will be staying on for another 2 years

Comments and Concerns

- Grass seeding, will be looked at when doing the walk around
- Paying our insurance on an annual basis's rather than monthly saves a usually around \$2,000. We will try to do that again
- Altoona Clean up Days, we cannot participate in since Rock Creek uses Ankeny Sanitation rather than Altoona pickup for our garbage
- Any Paving thoughts – none currently
- Pressuring washing – there are some people wanting their decks done
- Dryer vents – Steve has found a magnetic closer, so birds do not come in

Meeting adjourned at 7:00pm

Respectively submitted,

Barb Nelson

Rock Creek HOA Board, Secretary/Treasurer

