



Homeowners Association Board of Directors Meeting Minutes

03/23/2026

1.0 Meeting Information

Meeting Date	03/23/2026
Meeting Time	5:30 PM to 7:45 PM
Location	311 Hampton Ridge Dr
Attendance	President: Joe Knoernschild Treasurer: Jason Fallon Secretary: Jim Miller
Agenda	Annual Member Meeting Presentation IPM Past Dues Ledgers

2.0 Attachments

None

3.0 Meeting Minutes

3.1 Annual Member Meeting Presentation – A Motion to Vote passed & the Vote was 3-0 approving the following:

The board worked on and approved the presentation that will be presented to the members at the Wednesday 3/25/26 meeting.

3.2 IPM Past Due Ledgers

3.2.1 1022 Morgan Meadow Dr – A Motion to Vote passed & the Vote was 3-0 approving the following:

The board reviewed IPMs records and found random charges labeled as fines/fees. Utilizing guidance from the attorney, the board unanimously agreed to waive certain fines/fees (only those that did not create a direct financial burden on the HOA). Based on the boards, review, 1022 Morgan Meadow Dr has overpaid dues; the board unanimously agreed that 1022 Morgan Meadow Dr has paid in full the 2026 Assessment dues based on their previous overpayment. The board will work with Community Financials to get the balance updated in the system and write a letter to this homeowner informing them of the boards findings.

3.2.2 322 Hampton Ridge Dr – A Motion to Vote passed & the Vote was 3-0 approving the following:

The board reviewed IPMs records and found random charges labeled as fines/fees. Utilizing guidance from the attorney, the board unanimously agreed to waive certain fines/fees (only those that did not create a direct financial burden on the HOA). Based on the boards, review, 322 Hampton Ridge Dr has overpaid dues; the board unanimously agreed that 322 Hampton Ridge Dr owes \$46.21 for their 2026 Assessment



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dues based on this overpayment. The board will work with Community Financials to get the balance updated in the system and write a letter to this homeowner informing them of the boards findings.

4.0 Next Meeting

Not yet scheduled