

Mill Creek HOA
Board Meeting
Tuesday, June 16, 2026 7:00 pm
Via Zoom

Dan Heuchert, Jim Aitken, Naomi Aitken, Blair Carter, Anne Golladay, Carmen Trimble, Neal Grandy

1) Convene @ 7:02 pm

May meeting minutes approved

2) Committee Reports

- a. Architectural Review Committee-(Naomi)-Tree removals approved for 1401 Graystone, 1306 Gristmill, 50 Stone Mill Court and shed approval for 100 Mill Creek Drive.
- b. Common Grounds-(Dan) Tree across Mill Creek Drive that Dan removed from the road. Neal and Brian Lambert will be trimming some branches that are encroaching on the path along Mill Creek Drive. There is some new bamboo growth in the common area behind Graystone. Neal is continuing to monitor the area and treat the new rhizomes with glyphosate.

3) Treasurer's Report-(Jim)-Deferred to next month

4) Office Assistant's Report-(Carmen)- tracking all of the easement ballots in a spreadsheet that she will make available to the board.

5) Old Business

- a. Easement voting- At the present time, 66 votes have been cast. Dan will obtain the list of homeowners that have not voted and will divide them among the group to go door to door in the attempt to pass or deny the easement. We are lacking 149 votes.
- b. Downed pear/pine branches at 1249 Gristmill -One notice has been sent to the homeowner and a second one will be mailed. If the issue has not been addressed by the next board meeting, further action will be decided.
- c. Cars parked on curve on Graystone-Letters will be sent to 1435 and 1436 Graystone as well as 108 Boulder Spring Court, asking them to keep their vehicles off the road as it could impede fire and ambulance services from reaching an emergency call.
- d. Solar panels-Neal will talk with Larry Paxton and ask him to get back with the board regarding balcony solar panels.

6) New Business

- a. Self-Storage Building-Steve Tedder from Live Oak Capital Partners sent a representation of what the self-storage building would look like pending the Board of Supervisors approval.
- b. Recruiting new board and committee members-We're in the process of losing two more board members. Jim and Naomi will be leaving in the next 6-8 months. Dan will draft a description of the board's functions, and areas that new members might be interested in addressing.
- c. Dan was unanimously elected president of the Board.

7) Next board meeting-July 21st @ 7:00 pm

8) Adjournment-8:33 pm