

MILL CREEK- HOA-OCTOBER
Board Meeting
Tuesday, October 28, 2025, 7:00 pm
Via Zoom

Rob Finley, Dan Heuchert, Naomi Aitken, Blair Carter, Anne Golladay,
Javier Rivera

1) Convene @ 7:00 pm

- a. September minutes approved

2) Brightspeed Internet dig-Javier Rivera (MasTec Engineering)

- a. Mr. Rivera joined our board meeting to address questions that we might have concerning the upcoming internet placement cables in Mill Creek. The first part of the project will go from the top of Mill Creek down to Gristmill. He will keep the board and homeowners notified of when to expect work on upcoming streets. He is committed to working with the homeowners and within the easements. He will be available by phone during the project should any issues arise. He will inspect all the work at the completion of the project to ensure the end result meets our expectations.

3) Committee Reports

- a. Architectural Review-(Naomi) Approved

218 Flagstone Terrace-shed attached to garage, replace window, siding replaced

183 Bryan Court-Screened porch

278 Bryan Court-fencing replaced

1262 Timberbranch-landscaping/hardscaping

1291 Gristmill-driveway paving

b. Common Grounds-(Dan)

One of the lights at the top of the hill on our Mill Creek sign is no longer working. Dan will investigate replacing that light or possibly consider other options.

4) Treasurer's Report-(Jim)

a. Savings and checking balance as of 9/30/2025 -\$109,141.06

b. Restitution balance-\$32,894.05

5) Office Assistant's Report-(Carmen) deferred to November

6) Old Business

a. Status of Biscuit Run easement-Tim Padalino sent the board a document explaining the County's commitments regarding the Biscuit Run Project. One point of interest in this most recent document was the County stating to upgrade the existing unmaintained road bed with "spot improvements to repair and improve trail surface". Initially, it was thought the County would do a crushed gravel trail. Currently, there has been no further communication between the County and Foxcroft. Also, the County is still working on trying to acquire the Herndon property.

7) New Business

a. Lack of yard maintenance on some properties. Neal is collecting those addresses. They will then be sent to Carmen to draft a letter to send to those homeowners.

b. Storage Building Proposal-There will be a zoning meeting on November 20 regarding the prospect of a 4-story storage building on Mill Creek Drive behind the bank, across from the Food Lion. Rob will send out the meeting information for Carmen to pass on to the homeowners.

8) Next Board Meeting-Tuesday, November 18, 2025, 7 pm

9) Adjournment @ 7:55 pm