

Mill Creek HOA
Annual Meeting Minutes
Wednesday, May 6, 2026, 7-9 pm
County Office Building Room A

Rob Finley, Dan Heuchert, Jim Aitken, Naomi Aitken, Blair Carter, Anne Golladay, Adele Plunkett, Carmen Trimble, Tim Padalino and approximately 60 homeowners in attendance

1) Convene @ 7:00

2) Introduction of Board members

3) Update of Greenway Easement Negotiations-(Rob)

a) Rob presented several slides explaining the proposed easement that resulted from 8 years of meetings and negotiations with the County over the Biscuit Run Greenway. Residents were asked to vote on the easement proposal, with a two-thirds affirmative vote required to authorize the board to execute the easement.

4) Update on Biscuit Run Park and the 5th Street Trail Hub-(Tim)

a) Tim had multiple easels set up with park plans, trail information, timelines for some of the projects as well as slides. He took questions from the audience regarding wildlife and native plant concerns, as well as trail size and potential problems with bank erosion, bicyclists and parking issues.

5) Treasurer's Report- (Jim)

a) Restitution balance of \$32,894.05 has been paid in full.

b) Treasurer's report can be requested by emailing

treasurer@millcreekclassic.org

6) Architectural Review Report-(Naomi)

a) Approvals were issued over the past year for screened in porches, house additions, driveway paving, tree removal, window replacements.

b) The Board has been unable to find someone willing to build new mailboxes and we've not yet decided on a less complicated design. Mailbox paint is available and free to homeowners. Send an email to the ARC@MillCreekClassic.org to request paint.

7) Common Grounds Report-(Dan)

a) Bamboo in the common area behind homes on *Graystone* had migrated into the homeowner's yard. Over a couple of 12 hour days, the bamboo was cut down and removed by a hired contractor. Neal Grandy worked behind the contractor treating the rhizomes with herbicide. Neal has volunteered to keep up the treatment as needed to prevent regrowth.

8) Office Assistant-(Carmen)

a) Motion to retain current board members (except Rob Finley who is moving away) was approved. Mention was also made that the Board would welcome new members-especially from the *Graystone*, *Boulder Court*, *Copperstone* and *Mill Creek Court* area since the majority of the board resides on *Gristmill* and *Timberbranch*.

b) Ballots were available for attendees to vote on the proposed easement. It will also be possible to vote electronically. Board members may be going house to house to record votes as well.

9) Adjournment @ 8:58 pm.