The Creek at Frisco
Board Meeting Minutes – Pre Annual Meeting
August 5, 2026

I. Call to Order

The meeting was called to order at 5:31 pm. Board members present constituting a quorum were Theresa Dombrowski, Dan Dyer and Keith Molenaar. Representing Summit Resort Group was Deb Borel.

II. Owners Forum

No Owners, other than Board members, were present. The meeting notice was posted on the website.

III. Review Minutes from August 1, 2025 Board Meetings

The Board reviewed the minutes from the pre and post 2025 annual meeting board meetings. *Theresa made a motion to approve the minutes as presented. Dan seconded, and the motion carried.*

IV. Actions via Email

Dan made a motion to approve the following actions that have been made via email since the last board meeting:

- 08/18/2025 – Annual Meeting Minutes and Post Meeting Mailer Approved
- 09/23/2025 – Approval of Collection and Phone/Email Policies
- 12/11/2025 – Approval to hire JetBlack to complete asphalt work
- 03/12/2026 – Approval of 2025 Tax Returns
- 03/25/2025 – Approval to renew insurance with Farmers
- 06/24/2025 – Approval of 2027 budget and annual meeting notice to be sent to owners

Theresa seconded, and the motion carried.

V. New Business

A. Annual Meeting Packet Review – The board reviewed the annual meeting packet and presentation.
B. Theresa made a motion that all positions stay the same as long as the board members remain the same. Keith seconded, and the motion carried.
C. The current board members have reviewed the Conflict of Interest Policy and have signed the required acknowledgement.

VI. Next Meeting Date

A. The next Board meeting will be held on Wednesday, August 3, 2027 at 5:30 pm. A short meeting to elect officers will follow the annual meeting.

VII. Adjournment

A. With no further business, *Theresa made a motion to adjourn at 5:48 pm. Dan seconded, and the motion carried.*

Approved by:____ Date:________________________