

Moravian Meadows Association
Board Meeting
December 16, 2025
12:00 p.m.

ATTENDEES

Members in attendance: Ed Mroz, Gerard Kulka, Dolores Hayes, Jim Dishman, Richard Doyle, and Patricia Minch.

CALL TO ORDER

Ed made a motion to open meeting at noon; motion was 2nd by Gerard and carried with all in favor.

Ed: Discussion regarding handyman work assignments. Discussion regarding a noise complaint between shared walls. Discussion regarding different methods possible for improving insulation to reduce noise between shared walls.

Insurance from the roof supply delivery company will cover the cement slabs that were damaged during delivery. We agreed to wait until spring to determine the total amount of damage that the weight of the trucks caused. It can take time and cold weather to show the full extent of the damage.

The price of Salt and Ice Melt have gone up already this year. Mike from M&M will continue to look for best price available.

Clinton Township is setting up an Advisory Board for Condominiums in 2026. Ed spoke with the person coordinating the Advisory Board and agreed to participate on the Township board.

Thank you, Jim, for putting up the new Michigan Flag.

Gerard: Received a quote from Ackerman for the gutters. The quote is for 6 buildings at \$37,063. Discussion regarding parking on the street overnight. Violation letter was sent and there will be a follow up to verify no further notification of violation is required.

Jim: Discussion regarding procedure for reimbursement for “supplies” for repairs.

Pat: The toner has been installed into the copier at the gatehouse.

Dolores: Discussion of maturement date for CD. With interest, we currently have \$373,000 in the CD. The board reviewed the 2025 budget. Discussion that we may not have much after paying the taxes and other bills to carry over to the 2026 budget.

We spent \$399,108 on 12 roofs in 2025. Some of these roofs had more damage than others and required extra supplies.

ADJOURNMENT

Jim made a motion to adjourn the meeting at 1:35 p.m. Gerard 2nd the motion and carried with full support. Next meeting scheduled for Tuesday, January 20th at noon.