

HILLCREST AT HOMESTEAD
BOARD OF DIRECTORS MEETING
MARCH 24, 2010
MINUTES

PRESENT: Al Geiselhardt, Irene Donelan, Mike Menagh, Bob Stemper and Lorraine French.

CALL TO ORDER:

The Board of Directors meeting was called to order at 7:02 p.m. A quorum was established.

APPROVAL OF MINUTES:

It was moved by Bob Stemper and seconded by Al Geiselhardt to approve the November 17, 2009 and February 2, 2010 meeting minutes as presented. Motion carried unanimously.

HOMEOWNERS FORUM:

An owner was present and stated that the bushes along Jersey need to be trimmed back within the next few weeks before they bloom. The Board agreed to have the bushes that are not junipers trimmed back prior to them blooming.

FINANCIALS:

Lorraine French discussed the financials with the Board. There was discussion on moving the last fence invoice from an operating expense to a reserve expense. Nikki Kreger stated she would have accounting take care of it. It was moved by Bob Stemper and seconded by Mike Menagh to approve the financial as presented. Motion carried unanimously.

COMMITTEE REPORTS:

Painting:

Bob Stemper reported that after looking at the painting that needs to be done in the community and after receiving a spot painting only bid and the fact that colors would be changing the Board decided it would be a better idea to go ahead with the first painting cycle. A bid was received from Exterior Solutions (Formerly Gardner Painting) to power wash and paint the buildings in the first cycle for the same price they did it for in 2007. It was moved by Bob Stemper and seconded by Mike Menagh to approve the bid as presented. Motion carried unanimously. 10 units will have retired colors and will be presented with the new color book and have 1st choice on the new colors. Then those who do not have their colors being retired can choose to change colors to the new selections for a small fee.

Landscape:

Al Geiselhardt reported that two cottonwood trees on Jersey were removed by Jones Tree & Lawn. The stumps left will be ground out shortly. The cost for the removal was \$1700. There is another tree along Jersey that is pushing up the sidewalk. The price to remove the tree and grind the stump will be \$1,075. It was moved by Al Geiselhardt and seconded by Lorraine French to remove the tree and grind the stump for that price. Motion carried unanimously. Once the tree is out the roots will be cut out and new section of sidewalk will be installed.

The overgrown junipers at the pool were discussed. It was moved by Al Geiselhardt and seconded by Lorraine French to remove the junipers and grind their stumps with a company called Purple Mountain Tree Care for \$340. Motion carried unanimously.

The Board reviewed bids to replace the retaining wall at the pool, but tabled a vote until further bids could be obtained and discussion on the wall could be held.

Pool:

No report

Design Review:

Six requests were processed during the last 30 days. The committee will be requiring more specifics from owners who wish to remove and replace trees in their front yards. The committee has also added two additional lighting choices to the Design Guidelines for those who wish to replace their exterior lights.

Streets:

No report

ADJOURNMENT:

There being no other business to come before the Board the meeting was adjourned at 8:00 p.m.