

**TAMARAC HILLS HOMEOWNERS ASSOCIATION
BOARD MEETING
November 10, 2009**

A regular meeting of the Board of Directors of the Tamarac Hills Homeowners Assn. was called to order by Vice President Herb Padzensky, on Tuesday November 10, 2009 at 3:35 PM in the Conference Room at 6795 E. Tennessee Ave. Present were: Bob Blatherwick, Eric Klepinger, Bob Ambrosius, Herb Padzensky, Paul Manoogian, and Michael Hayutin. President Mike Hall was delayed, but did attend. Visitors in attendance were Jim Williams, Unit #18; Ralph Latimer, Unit #45; Judge Ed Carelli, Unit 76; and Dr. Charlie Schaefer, Unit 80.

A quorum was established.

Current bills were reviewed and checks signed.

The minutes of the October 13th meeting were approved by unanimous vote.

The financial reports were discussed with time spent on the cost of last week's snow removal. Michael stated that the Board needs to borrow \$5,000 from the Reserve Fund for the payment of current bills. It was so moved, seconded, and unanimously approved. There were no questions.

The phone logs were checked and discussed.

The property inspection report was discussed.

A lengthy, lively discussion of the retaining walls situation ensued with many interesting comments from the visiting homeowners expressing a great diversity of opinion.

The Board discussed a sample survey of the Association that was drafted by Paul as a result of last month's "Town Hall" meeting. The Board voted unanimously to have him revise the letter and e-mail to the Board for approval.

Herb presented a "document for future discussion" about the Walls problem. A discussion regarding the Architecture Review Committee followed. There is currently a vacancy on the Committee.

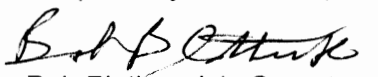
By unanimous vote, the Board approved our accountant to prepare our tax return and audit for next year.

The budget for next year was discussed and any action was postponed until the next meeting.

The next meeting is December 8, 2009 at 3:30 P.M.

The meeting adjourned at 5:32 P.M.

Respectfully Submitted,


Bob Blatherwick, Secretary