

**TAMARAC HILLS HOMEOWNERS ASSOCIATION
BOARD MEETING
March 9, 2010**

A regular meeting of the Board of Directors of the Tamarac Hills Homeowners Assn. was called to order by President Mike Hall, on Tuesday March 9, 2010 at 3:40 PM in the Conference Room at 6795 E. Tennessee Ave. Present were: Bob Blatherwick, Bob Ambrosius, Herb Padzensky, Paul Manoogian, Mike Hall, Eric Klepinger, Jim Williams, and Michael Hayutin. Visiting was James Lunt, from Classic Painting.

A quorum was established.

Current bills were reviewed and checks signed.

James Lunt, from Classic Painting, discussed new paint schemes. There will be two new colors available giving Homeowners three options from which to choose. Homeowners desiring a change from the current scheme will be charged \$250 for the change. The pool house colors will not be changed. Sample colors will be placed on display by the pool house to give people a chance to see bigger samples.

The minutes of the January 12th meeting were approved by unanimous vote. The minutes of the Annual Meeting on February 9th were approved for presentation at the next Annual Meeting.

The financial reports were discussed with comments on the cost of snow removal so far this year being over budget by \$32,698. The Board approved a loan of \$10,000 from the Reserves to the Operating fund. The Board approved a write-off by forgiveness of \$15,000. The extra \$5,000 due from this month's contribution to the Reserves. The vote to approve was unanimous. All financial questions were answered.

The phone logs were checked and discussed.

The property inspection report was discussed

A lengthy discussion on a host of thoughts about the retaining wall situation and ideas that need to be resolved ensued. It was determined that we are talking about three different types of walls: party walls, perimeter walls and common area walls. The discussion included "who is responsible?, how soon must action be taken?, Do we want to work in pieces or sections?" Paul asked "what more do we need to know?" The Board needs to determine responsibility. Paul will propose a resolution by e-mail for the Board to consider.

A bid for annual spraying by JBK was approved unanimously, as was their bid for the annual flower beds,

The election of Board Officers for 2010 was conducted with the incumbent officers all reelected to their positions.

President - Mike Hall
Vice President - Herb Padzensky
Treasurer - Bob Blatherwick
Secretary - Bob Blatherwick

Paul will draft a newsletter for the Homeowners and e-mail it to the Board for approval.

The next meeting is April 13th at 3:30 P.M.

The meeting adjourned at 5:45 P.M.

Respectfully Submitted,

Bob Blatherwick, Secretary