

**TAMARAC HILLS HOMEOWNERS ASSOCIATION
BOARD MEETING
June 8, 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 June 8, 2010 at 3:35 PM in the Conference Room at 6795 E. Tennessee Ave. Present were: Bob Ambrosius (had to leave at 4:10), Bob Blatherwick, Mike Hall, Paul Manoogian, Herb Padzensky, Jim Williams (arrived at 4:15), and Michael Hayutin.

A quorum was established.

Visitors were: Sue Ambrosius, Unit 44; Carol Dunne, Unit 17, and Mary Lou Hall, Unit 7.

Current bills were reviewed and checks signed.

The minutes of the May 11th meeting were approved by unanimous vote.

The seventy five foot sample retaining wall project was discussed. Bids for this wall have been received from Slaton Bros., JBK, and Rock Doctors. The bids were discussed at length. It was moved and seconded to accept Slaton Bros., bid for the demo sample wall with the contract being prepared by the Association Attorney Myra Lansky. The same color as was used on the demonstration samples will be used. The cost is \$9497.50. The vote was unanimous, subject to the review of the ARC.

Responsibility for the retaining walls was discussed and the various issues involved. Paul moved that there be no change of responsibility regarding retaining walls in the "Declaration of Covenants" of Tamarac Hills. The motion was seconded and passed by unanimous vote.

The minutes of the previous meeting on May 11th were approved unanimously.

The financial reports were discussed and there were no questions.

The phone logs and property inspection reports were discussed.

Estate Sales were discussed with the ramifications involved, (parking, traffic, security, etc.). Bob moved to repeal the Boards prior ruling authorizing Estate Sales. The motion was seconded and passed by a vote of three yes and one no.

Trim colors deviating from policy on Unit 48 was discussed. The matter was tabled.

A discussion of the "paint survey" followed. Paul moved "to establish a committee chaired by Jim Williams to propose a palette of house colors harmonious with the existing siding and brick colors, encouraging them to solicit further input from the entire community." The motion was seconded and passed by a unanimous vote/.

It was moved and seconded to renew the management contract of Weststar management Co. for the next fiscal year as proposed. Motion approved unanimously.

The Association picnic was discussed. The date planned is Sunday, August 15th at the pool area. The HOA will provide the main course with pot luck for the rest of the fare.

The landscaping proposal from JBK for the coming year was accepted and approved by motion, second and unanimous vote.

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

The meeting adjourned at 6:30 P.M.

Respectfully Submitted,

Bob Blatherwick, Secretary