

**TAMARAC HILLS HOMEOWNERS ASSOCIATION
BOARD MEETING
DECEMBER 14, 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, December 14, 2010 at 3:35 PM in the Conference Room at 6795 E. Tennessee Ave. Present were: Bob Blatherwick, Mike Hall, Bob Ambrosius, Paul Manoogian, Herb Padzensky, Jim Williams and Michael Hayutin.

There were no visitors.

A quorum was established.

The minutes of the November 9th meeting were approved by unanimous vote.

The financial reports were discussed. There were no questions.

A discussion of a delinquent Home Owner and the problems arising from the situation followed the financial report. The matter will be left with our Attorney for the time being.

The phone logs and property inspection reports were discussed. There was nothing unusual in the reports.

Under unfinished business, the tentative 2011 Budget was discussed briefly. There were no changes made.

The retaining wall survey map, prepared by Glorso Mapping Services, was discussed at length.

There was some discussion about the paint on the windows on the Dartmouth side of Unit 46. Was it changed to match the changes to the front?

A discussion of having a revised Reserve Study ensued. Michael will get two or three bids from Companies in the business.

Paul suggested that the Board consider replacing the retaining wall behind the pool in four to five years. This would be about 215 feet of wall.

Problems with the survey showing Association property being used as a back yard by a Unit Owner were mentioned. Michael will contact the Home Owner to see if he is aware of the situation.

Acceptance of dues payment by credit card was discussed. Paul moved to approve dues payment by Check or Credit Card on Line. The motion was seconded by Jim and approved by unanimous vote.

The next meeting is January 11th at 3:30 P.M.

The meeting adjourned at 5:15 P.M.

Respectfully Submitted,



Bob Blatherwick, Secretary