

HIDDENBROOK HOMEOWNERS ASSOCIATION

Annual Board Meeting – February 17, 2015

Meeting called to order at 7:34 pm

**Attending: Joan Koss- President - Chaz Holland- V. Pres - Pam Spencer- Sec.
Carrie Hester & Paige Dyer – Members at Large - Lisa Cornaire- Prop Mgr.-
Meg Hinders– Bookkeeper - Kristin Leveto – Doug Alhert –Marcel van Vierssen**

**Motion to approve the agenda – with additions: satellite dishes- Board article assignments-
pool contract – demographics summary – social event for Feb 20th - Unanimous**

Motion to approve the December minutes - Unanimous

**Designation of Board positions, committee chairpersons and committee members were voted
on by the Board and passed as follows for 2015:**

President -	Joan Koss
Vice President -	Chaz Holland
Secretary -	Paige Dyer
Treasurer -	Pam Spencer
Member at Large-	Carrie Hester

ARC

Chairman: Doug Ahlert **Board Liaison: Joan Koss**
Members: Sarah Makin – Laurie Pachter – Pam Spencer – Joan Koss

Communications

Chairman: Pam Spencer **Board Liaison: Pam Spencer**
Members: Kristen Leveto

Clubhouse

Chairman: Pam Spencer **Board Liaison: Pam Spencer**
Members: Meg Hinders – Lisa Cornaire – Joan Koss

Pool

Chairman: Marcel van Vierssen **Board Liaison: Paige Dyer**
Members: Kristen Leveto

Tennis

Chairman: Dave Shupp

Board Liaison: Chaz Holland

Members:

Social

Chairman: Vacant

Board Liaison: Carrie Hester

Members:

Neighborhood Watch

Chairman: Vacant

Board Liaison:

Members:

Pavilion

Chairman: Joan Koss

Board Liaison: Joan Koss

Members: Marcel van Vierssen – Pete O’Hanlon – Sze Patrum – Pam Spencer – Paige Dyer

Homeowner Open Forum

The yellow “Slow Down” sign on Hiddenbrook Drive is catching attention and it might be a good idea to do more elsewhere in the neighborhood. Anyone interested in putting a sign in their yard should contact Supervisor Foust’s office to obtain one. Each homeowner must authorize any sign in their yard and agree to the terms of its usage.

ARC:

There are still a few fencing issues being addressed and Christmas lights and decorations are due to be down by the end of February.

Social/Recreation:

Our first Social Gathering is scheduled for Friday, February 20th at 7:00 pm at the clubhouse.

Pool:

The changes made to the pool contract were reviewed and the board voted to approve and accept the changes.

The details of operating an adult swim are being finalized and the Board voted to host swim team “Divisionals” at our pool if they request it.

Tennis:

No news to report.

Communications:

Articles for the March newsletter are due by February 28th.

Board members drew their monthly assignments for articles due for the Mainstream.

The Board voted unanimously to discontinue accepting any ADS for the Mainstream or the Hiddenbrook website.

Clubhouse:

We purchased new LED bulbs for the overhead lights in the club room and it has helped with the dim lighting issues we were experiencing. The ceiling will be oiled by the first week of March. Research for the new flooring in the club room has begun.

Neighborhood Watch:

No news to report.

Pavilion Committee:

New drawings for the pavilion have been done and the committee will re-convene in the beginning of March.

OLD BUSINESS

The board reviewed the three bids for replacing the electrical panels in the pump room and voted unanimously to go with the proposal from JPS Electric LLC. The work will begin as soon as all the parts are available. This work needs to be done to bring our electrical panel boards up to current code.

The board voted unanimously to approve the proposal from our landscaper to do the tree trimming along the back side of the pool and the far side of the tennis courts. This will be completed before the beginning of the summer season.

NEW BUSINESS

One homeowner has requested inactive status for his pool membership and Lisa will research the request and advise the Board so they can approve or disapprove.

The demographics survey results were reviewed and discussed. This information will be used by the Board while planning activities for the community.

TREASURER REPORT

No new developments relative to the budget.

The meeting was adjourned at 8:44 pm.