

Hilton Lake Homeowners Association Board <hr/> Date: January 6th, 2015 Time: 7pm Location: Fire Station	Monthly Meeting Minutes	
	Homeowners Present - None	HOA Board Members <input checked="" type="checkbox"/> Jim Brandley (2017) <input checked="" type="checkbox"/> Costica Gheorghiu (2016) <input checked="" type="checkbox"/> Christian Mead (2017) <input checked="" type="checkbox"/> Von Kelly, President (2015) <input checked="" type="checkbox"/> Dave Flaming (2015) Chair- Architecture <input checked="" type="checkbox"/> Charlene Lind, Sec-Treasurer (2016) <input checked="" type="checkbox"/> Jade Miller (2017)

Agenda Item	Topic & Discussion	Follow Up/ Responsible Party for Follow-up
Opening of Meeting	Meeting called to order at 7:10 PM by Von Kelly. It was noted that a quorum of the Board of Directors were present.	
Approval of prior meeting minutes	Reviewed the November 4th, 2014 meeting minutes. Motion for approval by Von Kelly, seconded by Costica Gheorghiu and carried to approve November 4th, 2014 minutes.	
Report of Officers:		
Treasurer	Charlene provided the treasurer report for the board to review. <ul style="list-style-type: none"> - Provided the 2014 report. 5 home owners still past due on HOA. - Discussion regarding legal action on the home owners who are “well” past due. - Under budget for 2014; however, PUD had doubled. Discussed why I may have double. - Tennis court need review for maintenance. - Charlene proposes using a new way bill payment. The use of expense forms and use electronic payment from the bank. Vote: Approved by Costica, Von, Jade <ul style="list-style-type: none"> o PUD o Silver Lake Water o Insurance o PO BOX o Internet 	
President	Annual meeting is coming up and planning needs to begin. <ul style="list-style-type: none"> - Invitations to be sent out - Ballets to be created - Accomplishments need to be listed for home owners. 	
Secretary	Website and email hosting provider has been switched to Microsoft's Office 365.	

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Homeowner Presentation/concerns:		
None.		
Report of Committees:		
Landscape	<p>Jim Brandley discussed the need to refurbish the entry signs into Hilton Lake.</p> <p>Jim Brandley discussed a previous issue regarding the over growth of laurel trees/bushes near tennis courts/35th. Approved up to \$200 to remove debris by the work party. Motioned for approval by Von Kelly, seconded by Dave Flaming.</p>	
Architectural	<p>Costica requested approval to replace his deck. It will be the same as the current one. Motioned for approval by Charlene Lind, seconded by Dave Flaming</p> <p>Charlene Lind discussed the fence next to her house which did not get board approval. The fence removed the public right away (easement) to the lake. It's unclear if the fence is on the property line. Dave will review the fence and the board will follow up with a notice.</p>	
Lakes	Dave Flaming to put together a time table for lake treatments.	
Playgrounds	None.	
Old Business:		
Lawsuit	Summary Judgment Discussion: HOA Lawyers will be visiting the site to gather more information regarding the fence issue. Dave was called by the lawyer to outline the details.	
Other Business:		
Projects	Board members to start putting together a list of projects and cost for the next annual meeting regarding larger projects.	
Meeting adjourned at: 8:35 PM	Next meeting February 3rd, 2015 at Hilton Lake Fire station	

**Unfinished Business:
(Not discussed)**

March meeting	Explore possibility of adding trees to area along 35 th fence line to help screen out noise from auto-traffic.	Request bids / Charlene
July meeting:	Website needs to be updated to remove resigned board members and available positions.	Jim volunteered to work on website. Charlene to give website book to Jim. Von to give Jim sign-on information.