

Hilton Lake Homeowners Association Board <hr/> Date: April 7th, 2015 Time: 7pm Location: Fire Station	Monthly Meeting Minutes	
	Homeowners Present - Mary and Dave Flaming	HOA Board Members <input checked="" type="checkbox"/> Jim Brandley (2017) – President <input checked="" type="checkbox"/> Rory Engel (2018) - Vice President <input checked="" type="checkbox"/> Charlene Lind (2016) - Treasurer <input checked="" type="checkbox"/> Christian Mead - Secretary (2017) - Secretary <input checked="" type="checkbox"/> Costica Gheorghiu (2016) <input checked="" type="checkbox"/> Jade Miller (2017) <input checked="" type="checkbox"/> Dave Meythaler (2018)

Agenda Item	Topic & Discussion	Follow Up/ Responsible Party for Follow-up
Opening of Meeting	Meeting called to order at 7:00 PM by Jim Brandley. It was noted that a quorum of the Board of Directors were present.	
Approval of prior meeting minutes	Reviewed the March 24th 2015 annual meeting minutes. Correction regarding the wording regarding the City of Everett vote. Motion for approval by Jim Brandley, seconded by Jade Miller and carried to approve the March 24 th , 2015 minutes.	
Board Nomination for Positions:		
	<ul style="list-style-type: none"> - Jim Brandley voted as President <ul style="list-style-type: none"> o Charlene Lind motioned for nomination, seconded by Jade Miller - Rory voted as Vice President <ul style="list-style-type: none"> o Charlene Lind motioned for nomination, seconded by Jade Miller - Christian voted as Secretary <ul style="list-style-type: none"> o Jim Brandley motioned for nomination, seconded by Rory Engel - Charlene voted as Treasurer <ul style="list-style-type: none"> o Jim Brandley motioned for nomination, seconded by Rory Engel 	
Report of Officers:		
Treasurer	None	
President	- The financial audit is complete and everything checked out. The letter can be seen at the bottom.	
Secretary	None	
Homeowner Presentation/concerns:		
Mary Flaming	- Concerned about the condition of a few houses are around the community. Specifically, the vacant homes and the home at the end of 102 nd .	

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	<ul style="list-style-type: none"> ○ Board will send a letter to all home owners about the upkeep of homes and follow up with secondary letter directly to the homes in question ○ Rory will draft the initial letter <p>- Garage Sale and Work Party dates need be set.</p> <ul style="list-style-type: none"> ○ Saturday, June 6th 2015 was decided for the garage sale. Signs to posted on Mail Boxes, website and in a newsletter. 	
Dave Flaming	- Dave gave the board the file folders and papers he was storing while he was on the board.	
Report of Committees:		
Landscape	<ul style="list-style-type: none"> - Jade spoke with the landscapers. Will be getting a bid to thatch and aerate the land. - Charlene asked if should add signs to public access trails in the community. We reviewed the map and discussed that it would be a good idea to mark the trails. 	
Architectural	<ul style="list-style-type: none"> - Charlene spoke about a fence that was not approved and the owner stated that it can be removed next to her house. <ul style="list-style-type: none"> ○ Charlene to get signed approval from the home owner to remove the fence - Fence noted above is block a public access trail update, we should redefine the path with rock. <ul style="list-style-type: none"> ○ Char asking for \$100 for updating the trail near tennis courts ○ Jim motioned for approval. Jade, seconded by Costica 	
Lakes	<ul style="list-style-type: none"> - Do we replenish with the fish in the lakes? <ul style="list-style-type: none"> ○ Charlene motioned to restock the fish in the lakes, seconded by Jim Brandley and Costica - Costica is requesting to take over the lake treatments and get it scheduled. <ul style="list-style-type: none"> ○ Motioned to do the lake treatments by Jim Brandley, seconded by Rory Engel and Charlene 	
Playgrounds	None	

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Old Business:		
Lawsuit	<ul style="list-style-type: none"> - Costica gave an update on the lawsuit regarding the fence. Still waiting. - Costica is the primary contact and will have the lawyer send emails to the board. Jim to be added into the loop as he is now president. <ul style="list-style-type: none"> o Rory is concerned about the competency of the lawyer. 	
Other Business:		
Committees	<ul style="list-style-type: none"> - Rory is concerned about the state of the board and the community. Would like to see the board take action issues within the community. Would like there to be committees to handle the action items. - Discussion regarding committees and number of members per committee. - Discussion regarding the history of the board and it's past - Looking to form new committees: Planning and Welcoming 	
Meeting adjourned at: 8:58 PM	Next meeting May 5th, 2015 at Hilton Lake Fire station	