

**Hilton Lake Homeowners Association  
Board of Directors (BOD)  
Meeting Minutes  
December 6th, 2011, at 7:00 p.m.**

**BOD Attendees:**

- Cathy Johnson Architectural Committee chair (2014)
- Tammy Mally (2014)
- Costica Cheorghiu, Landscape Committee (2013)
- Rob Leon VP, Vice President (2014)
- Von Kelly, President (2012)
- Dave Flaming (2012)
- Charlene Lind, Treasurer (2013)
- Rob Marks, Secretary (2013)
- Kelly Dickey ~~(2012)~~ Resigned April 2011

**Homeowners Present:**

Jade Miller was present prior to the meeting but could not stay. Gave his contact info as he is a new HO at 10310 33<sup>rd</sup> ave se

**Opening of the Meeting**

The meeting was called to order at 7:07

**Approval of Prior Meeting Minutes**

Approved November minutes with no corrections.

**Project Updates:**

None

For Spring Work party:

Gravel trails, basketball nets, landscape between lakes, repair timbers at both playsets.

**New Business/Comments from Homeowners**

Junk cars and auto-shop being run out of home on 3413 102<sup>nd</sup> PI SE. Board decided and will make an effort to intervene. Board agreed to have letter drafted by Cathy. Snohomish county sheriff has also had formal complaint registered by board member. Steve Mally investigated with Snohomish county planning and "junkyard Ordinance" is enforceable in this case.

Rob M will start file: send pictures (Costica), emails (Von) and other info to Rob for collection.

Kathy to send letter in time for December meeting. No response from owner, however Von has contacted Sno County and they are sending out forms that give officer a complaint to deliver to offender.

**Treasurer's Report**

No report:

Dues: Carolyn Farrell checks continue to clear. Need to step up amount? *Rob followed up with Carolyn and she is still claiming hardship.*  
No backlash from dues increase notice sent out

### **Budget 2012:**

No update

Board voted to raise dues for 2012 to \$350/yr. Notice to be sent out this month of increase to all HO. *No action yet?*

Next year projects:

*Need to rework play-set 102nd- Charlene pricing*

*Replace grate covering swale*

*Remove hazard trees in common areas*

*Re-landscape between lakes*

*New lake signage*

*Lake renovation*

Swale cover \$2000

New sprinkler heads for play-park \$500 (Rob M has reached out to Silver Lake water district for rebates)

New timer and valves for play-park sprinkler system \$500

### **Secretary's Report**

Rob M still not on Board distribution list. Also need to be able to post minutes to web site and cannot.

### ***Committee chairs***

#### **Nominations:**

None.

#### **Landscape:**

North lake and weed problem. Looks more like this will be a major project to clean. Board agreed that more has to be done to preserve lakes. Line item to be added for Lake preservation in 2012 budget. Wait to gravel trails after lake work is done.

Dave will start calling on contractors for bids.

#### **Architecture Committee:**

Roof Lien: no update

#### **Welcoming Committee:**

#### **Old Business:**

#### **Adjournment of the Meeting**

The meeting was adjourned at 7:45