

HILTON LAKE HOA BOARD MEETING Approved Minutes

Thur Sep 11, 2025 @ 6 PM

Playground on 102nd St

1. Call to Order & Roll Call

- | | |
|--|---|
| <input checked="" type="checkbox"/> President: Dave Meythaler (2027) | <input checked="" type="checkbox"/> Vice President: Ty Mudgistratova (2026) |
| <input type="checkbox"/> Treasurer: Chuck McKeever (2026) | <input checked="" type="checkbox"/> Secretary: Jake Grimes (2028) |
| <input type="checkbox"/> open (2026) | <input checked="" type="checkbox"/> Igor Simonenko (2027) |
| <input type="checkbox"/> Mike Jordan (2028) | |

2. Approval of Agenda: M/S/A

3. Community Comments: A lot of discussion about the condition of the lakes and issues with drainage.

4. Approval of August Meeting Minutes: M/S/A

5. Treasurer's Report: Chuck absent

6. Unfinished Business

- a. Footbridge replacement project: Cedar arrived, Jake to pick up for Saturday, Mike G. has the hardware.
- b. Installation of benches: 2 locations selected, third possible location at the trail by the park at 102nd. – Jake to donate 15 bags of concrete.
- c. No Motorized Vehicles signs for trails – waiting for another quote, but approval to purchase granted.
- d. Aug Work Party follow-up – need to decide on drainage plans
- e. Sept Work Party planning -
- f. N Lake Playground project – Approved for purchase. Option 3.
- g. Shoreline management of lakes – need to clean garbage out of the lakes.
- h. Landscaping issues – Grass and weeds growing out of the sidewalks.
- i. Board Member recruitment – announced we are looking for new board members.
- j. Tennis/Pickleball Court patching – Vendor M.I.A. on hold for now.
- k. Architectural Review committee? – we would have to establish criteria to approve/disapprove requests against.
- l. Lake treatment plan – Herbicide to control weeds applied. Looking at pellets to dissolve the muck, looking to purchase a \$400 container and try area around the bridge to see if it works.
- m. S lake outflow grating project – We skipped over this and didn't discuss it.
- n. Offer to donate "little book exchange" as memorial – have not heard back from person that asked about it, so we are putting this on hold.
- o. Ongoing Board email distribution list issues -

7. New Business

- a. Update on Roof CC&R change petition – Kelly couldn't make it, but has 55 approvals and 4 declined.
- b. Drainage problems around N lake – See notes below.
- c. Meeting location for Oct – Firehouse, unless weather is nice, then meeting at 102nd park.
- d. Any issues not already discussed.

- e. We need to establish a maintenance schedule for the drainage around the lakes once we have everything repaired. To include instructions along with timetables.
- f. Drain at 102nd. Discussed extending the drain pipe closer to the lake and covering to make a flat area.
 - i. Mike G. thinks we should install a Type 1 catch basin and put well pipe into the catch basin so we know if the well is running and it will keep the pipe flushed out.
 - ii. Mike G. also thinks we should hire a Wetland Biologist as a consultant.
- g. Jake to call 4 contractors, 3 of which Mike G. provided contact information regarding.

8. Adjourn