

MINUTES
CLEAR HILLS ASSOCIATION BOARD MEETING
SEPTEMBER 14, 2022 AT MONTGOMERY HOME

- * Meeting called to order at 4:30 by Ford Montgomery, Chair
- * Attendees included Board members Ford Montgomery, Tom Herburger, Dick Wissmiller and Janice Marvin. Other homeowners in attendance were Margaret Fasano, Bobbi Wissmiller, Dale Davidson and Harold Murphy.
- * August 15, 2022 Board meeting minutes approved unanimously.
- * CHAIR REPORT: Ford Montgomery
 - Contract with Teufel Landscape signed with full service beginning 10/1/2022.
 - Irrigation repairs beginning 9/15/2022.
 - Discussion and unanimous approval to separate Landscape and ARC committees. Irrigation issues will be part of the Landscape Committee.
 - Landscape Committee: Margaret Fasano (Chair,) Nancy Grader, Dale Davidson, Suzie Herburger and Glenn Jay (irrigation)
 - ARC Committee: Sue Berry (Chair) and Suzie Herburger
 - Pool Committee: Elaine Kantor, Sherri Weinstein and Lou Fasano
 - Discussion about giving Landscape committee and/or Board authorization for emergency repairs such as leaking irrigation up to \$1500 without full Board approval.
- * TREASURER'S REPORT: Dick Wissmiller
 - Financial position remains strong with good cash flow and saving of approximately \$220,000.
 - Financials posted on website: <http://www.clearhills.org/financial.html>
 - Galvanized pipe repairs will be part of the operating budget.
 - Redoing irrigation boxes will be longer term and part of the Reserve Study.
- * COMMITTEE REPORTS
 - 2 ARC requests (front door paint and new gate) for Huson were approved.
 - Committee chairs will be given access to Clear Hills email for correspondence.
- * NEW BUSINESS
 - Tom Herburger announced that he will be resigning from the Board in January. Tom will remain on the Finance committee.
 - 2 new Board positions will be voted on at the Annual Meeting in January.

Meeting adjourned at 5:06 p.m.

Next meeting October 10, 2022 at 4:30 (location to be announced)

Minutes submitted by Janice Marvin, Secretary