

MINUTES

Clear Hills Condominium Homeowners Association

March 8, 2023

By Zoom

The meeting was called to order by Chair Ford Montgomery at 4:30pm.

Attendees:

Board: Ford Montgomery, David Olsgard, Doug Strand, Sue Berry, Janice Marvin

Homeowners: Elaine Kantor, Dale and George Davidson, Margaret Fasano, Suzie and Tom Herberger, Dick Wissmiller, Neil Huson

Reports:

Chair, Ford Montgomery. The hedge the Landscape Comm had trimmed looks good.

Treasurer, Doug Strand. Operating Account. \$11,908 and Reserve \$74,750 and cd's \$150,000 plus interest.

Minutes from the February 8, 2023 board meeting were approved.

Landscape Committee, Margaret Fasano. Nothing will be done about the boulders until the fall. They are watching the parking along Montclair. The existing Kinnikinnick will be watered less in the hopes it will survive. Irrigation will be moved up from the street level next year. Some discussion about various solutions and if there will be further No Parking signs down the road.

Pressure washing to be done Monday, March 13 to the entry wall, front wall at Prohaska's and curbs as allowed by the budget and agreement with Schopps. Discussion regarding various moss solutions. Driveways to be pressure washed only at homeowners' direct request to Schopps and paid for by the homeowner.

Very large tree by Weinsteins'. Committee has requested a bid from Morton Tree Service for trimming and will advise.

ARC Sue Berry for Paul Cofer. No ARC requests this past month.

Facilities/Irrigation, Sue Berry for Glenn Jay. Teufels has finished their work on Eastmoor Terr and will begin their next phase of work starting with Clear Hills Terr and moving down towards Green Valley. Leaks are their major priority.

Old Business:

Rules and Regulations - there was some discussion, but since everyone on the board has not had a chance to review these they will be on the agenda for April.

Emergency Contact List. Sue volunteered to update this list which is kept by the Board. She will send out an email to the HOA. This is not the same as the HOA Contact List which is distributed to all.

Pool Committee, Elaine Kantor. Revision to the pool rules recommended by the committee.

"For guests of 8 or more, homeowners must obtain a reservation a minimum of 72 hours in advance from a member of the Pool Committee. Reservations require a minimum of 8. The pool can be reserved

for a maximum of 3 hours.”

A motion was made and a vote taken and passed with one abstaining. The rules will be emailed out to the HOA.

New business:

Facilities/Pool. Ford said the Pool Committee will take care of operations, including the pool service. Items such as the concrete or pump will be under the Facilities Committee.

Owners’ Forum:

Question about the clean up procedure and the drain in the cul de sac when pressure washing the wall in front of Prohaska’s at Eastmoor Terrace.

The meeting was adjourned at 5:30pm.

Sue Berry
Secretary