



The Highlands at Queens Creek HOA Meeting

February 6th 2019

Present: Rick Thiemann, Tori Fernandez, and Courtney Hunt

Meeting called to order at 9:13am

- Compliance committee has begun notifying homeowners and residents of compliance issues within the community. Spreadsheets will be used to track compliance notices.
- No issues have arisen at the pool house in regards to events.
- Budget was discussed
 - 2018 income/expense
 - Budget for 2019 income/expense
 - 2019 year to date income/expense
- Bank Statement Reconciliation was provided, including total funds available and cash flow/revenue.
- HOA assessment late fees are 12% and delinquency assessments are \$20/mo. Non-payment grace period ends March 2nd 2019, late fees and delinquency assessments will begin at that time.
- Baby changing station/table for women's restroom at the pool house will be purchased.
- Front gate will remain open due to large vehicles unable to make the turn safely. Front gate will remain opened from 5am-8pm. Back gate will remain open from 5am-6pm Monday-Friday provided by volunteers.
- Waiting for an estimate for a mechanical back gate with security system.
 - Heavy duty rolling gate
 - Estimate with keypad on both sides of gate additional expense
 - Alternative use fobs with no keypad islands to help prevent future damage
 - Possible privileged access only
- Pool house interior could use new paint – possible gray tone.
- Event for paintings/decorations for pool house walls.
- Footbridge at front gate will be constructed shortly, provided we have volunteers and donations.
- Roadside reflectors were placed at a curve on Inverness.

Next meeting will be held on February 18th 2019

Meeting adjourned at 10:47am