

HOA Board Meeting

7/17/2013 at 7pm

Board Present: Lori, Bethany and Susan

Absent: Patty

Agenda items and New Business:

Personal Property and Common Area Maintenance:

- The landscapers hired to service common areas do not regularly maintain the edge of the park by Lot 68. Even though it is not their property the homeowner of Lot 68 is maintaining the area. We need to find out if the landscapers will service the area regularly. Will we be charged extra for the work and how much? Lori will communicate with landscapers.
- Lori will also ask landscapers to service the branchy area on 380th between 2115 and 2201..
- Landscapers will be asked to remove dead shrubby trees along Hill Creek entrance and to prune the trees behind the Hill Creek monument.
- It was suggested at Annual meeting that a committee of homeowners form to walk through neighborhood to observe how properties are being maintained. This can include fences, garage doors, landscaping, out- of -place garbage cans, etc. A call for volunteers will be made in the next newsletter. The committee will report their findings to the board. Board will follow up on the findings.
- Sometimes homeowners need help to make property repairs that benefit the neighborhood. If any homeowner notices that any other homeowner needs help maintaining property they may feel free to volunteer their services at their discretion.
- Lot 49 received a friendly letter from Lori asking them to maintain their property- garage door and fence need repair. Next step if no improvement is to send a Warning Letter.
- Lot 39 painted home without ACC approval. . They have filled out the proper Request for ACC Approval form and it is on file.

Work Party and Picnic:

- Idea for work party: weed gravel of play area in the park.
- Work party tentatively scheduled for Sunday August 25th with picnic on the same day, following the work party. Start times to be determined.
- Word of the work party and picnic will be included in the next newsletter.
- Susan volunteered to post signs advertising the work party and picnic around neighborhood.

Park Toys:

- Donations from interested homeowners to replace the park toys for kids will be solicited at Picnic and in newsletter.
- Lori can email Marni Patten for help with soliciting. (At the annual board meeting Marni Patten had suggested the idea and that she would be willing to solicit donations.

Park Walkway:

- Patty has 3 contractor bids for replacing walkway. She sent the info to Cory Patten, homeowner, who agreed to check the bids and follow up with any reasonable contractors.

Streetlights and Visibility:

- Susan will verify the process for getting a new streetlight installed. Susan has been in contact with Jeremy at PSE. She will give him our PSE account number and give the green light for the Engineering Department to begin investigating the wiring. The monthly energy bill to keep the light on at night will be covered by HOA funds.
- At annual meeting it was mentioned that trees are blocking the light at night from existing streetlights in the neighborhood. Bethany will walk neighborhood to check this out and report back to board to follow through as needed.
- When exiting neighborhood and looking to left, visibility is blocked by a tree. Overgrown. It was removed. Board will check this out and discuss what to do.

Speeding:

- In newsletter, homeowners will be instructed to write down numbers of license plates and report speeding vehicles to the board. We will keep track and follow up.
- Stop sign in neighborhood near park - a suggestion made at the annual meeting. Bethany will research the process.

Baskets:

- Bethany will deliver a Welcome Basket to Lot 63 (1913).
- Susan will deliver a Welcome Basket to Lot 3.
- Eventually, Lots 84 and 110 will need baskets when people move in.
- We have 2 baskets ready for delivery. More supplies for the baskets are needed. Basket committee will set a future date to make more baskets.

Virtual Community Bulletin Board:

- Discussed idea of making a page on the Hill Creek webpage interactive for neighbors to post items.
- Board members would need to regularly monitor the page for content.
- Bethany and Lori are working on this.

Newsletters:

- Bethany volunteered to take over writing the newsletters.

Next Board Meeting:

Tentatively set for Wednesday August 21st at 7pm at Susan's.