

Heritage Hills HOA Board Meeting December 2013 Minutes

Board in Attendance:

- Kelly Fischer
- Amy Clements
- Brady Schultz
- Tom Boepple
- Nick Nulph

Board Absent

- Charlita Harmon

Contractors in Attendance

- Tamara Mooney (book keeper)

CALL TO ORDER: 7:03pm

November Minutes were read by Amy Clements. Motion to accept by Brady Schultz, seconded by Tom Boepple. November Minutes approved as read.

November cash flow was reviewed. There was some discussion regarding the OG&E bills and Tamara volunteered to average them for next month's meeting. Motion to accept by Nick Nulph, seconded by Amy Clements. Cash flow approved as read.

OLD BUSINESS

Small Claims Court

- Tamara received payment on 4 of the 6 residents taken to small claims court. One address awaits delivery and the other will go to court on 10 Dec 13.
- 2914 N. Grant is scheduled to close on 10 Dec 13 and the Association will receive the full lien amount at closing if they agree to release the lien (a requirement for closing to occur.) Kelly signed the release and Amy agreed to deliver the required documents to Security Bank the following day and collect the Association's check.

Mowing

- Bid request for mowing have been extended to late December to accommodate contractors' seasonal busy schedules.
- Grounds committee has received several spraying bids so far and can provide tentative numbers for preliminary budget planning.

Grounds in General

- The tree on Haystack has been removed.

- The board received a letter stating a tree behind 1810 Gingham needs trimming. Several board members determined the tree is not a threat and sent a certified letter stating such to the resident.
- Charlita absent and therefore unavailable to provide the board with pump locations where the shade-housing project could begin, however Brady agreed to follow-up and provide several locations.

Annual Meeting

- Amy reported that the Association's annual meeting will be held on Tuesday, February 18th at 6:30 p.m. in the Enid Public Library.

NEW BUSINESS

- The board discussed the suggestion to raise annual dues by 10%. It was decided by those present that the reserve fund is healthy and that since it was not utilized during 2013, the current rate of \$200 per year should suffice. The board reserves the right to utilize a special assessment in the event catastrophic or other unforeseen damage occurs in 2014.
- It was noted that in addition to the three open board seats, Kelly Fisher's seat also expires in 2014, totaling our open seats to four.
- The board laid out the preliminary structure of the 2014 budget. The numbers will continue to be updated as more bids for mowing and spraying arrive.

Motion to Adjourn made by Amy Clements, seconded by Nick Nulph.

Meeting Adjourned at 8:55PM