

**Heritage Hills Owner's Association  
Board Meeting February 2013**

Board Present: Tamara Mooney, Nick Nulph, Tom Boepple, Tony Michaud, Kelly Fischer

Others Present: Brady Schultz – Resident

Board Absent: Dr. Greg Hook, Sean Reeves, Brett Wilenzick

**CALL TO ORDER: 7:14 PM**

January Minutes: Read by Nick. Motion to approve with corrections by Kelly Fischer, seconded Tom Boepple – Approved.

January Cash Flow was reviewed. Motion to approve Tony Michaud, seconded Kelley Fischer – Approved.

**OLD BUSINESS:**

- Small Claims Court and Liens
- o Tamara is attending court Tuesday, February 12<sup>th</sup> to follow up on previous claims. Of the 3 ongoing claims, 1 has paid, 1 has been in communication with Tamara, and the other is awaiting judgment.
- o A property that currently has a lien on it is in foreclosure and has resulted in HHOA being named in the lawsuit. Our attorney is responding to JP Morgan Chase stating our position and confirming that we have a \$270 lien on the property with \$900+ additional dues outstanding. We have filed counter-suit.
- Tree Planting in Greenbelt – Tabled due to drought conditions
- Wells and Water – Tabled
- Mowing Bid for Grounds
- o 2 bids were received, one each by Lawn Solutions and Dreamscapes.
- o After discussion about the bids, Kelley Fischer made a motion to accept Lawn Solutions bid, Tony Michaud seconded – Approved.
- Accountant
- o The board prepared for the meeting by reviewing all applicants for the bookkeeping position before attendance.
- o After discussion, Nick Nulph made a motion to offer Tamara Mooney the bookkeeping position conditional upon terms, Kelley Fischer seconded – Nick, Kelly, Tom, and Tony voted to approve; Tamara abstained. Motion approved.
- o Tamara Mooney was offered the bookkeeping position with \$400/month compensation, Tamara accepted.
- 2013 Board Vacancies
- o 2 of the 5 positions that need to be filled have nominations. The board members will continue to search for other candidates.
- Annual Meeting – February, 19<sup>th</sup> 2013
- o Vice-President Nick Nulph will be leading the Annual Meeting
- o Time, location, format and agenda were discussed.
- Covenant Violations
- o Violations from previous month have been resolved. No new reports to discuss

**NEW BUSINESS**

- Green Belt Weed Control
  - o Resident Brady Schultz attended to propose a plan for sandburs (stickers) control in the green belt. Brady has the necessary licenses and knowledge to spray residential and agricultural properties.
  - o Spring Green is scheduled to treat some areas of the green belt in mid-February so the board decided to continue with the Spring Green spraying for February and revisit the situation in the March meeting.
- MOTION TO ADJOURN 8:15pm  
Motion made by Kelley Fischer, seconded by Tom Boepple – Approved.