

## **Heritage Hills HOA Board Meeting November 2013 Minutes**

### **Board in Attendance:**

- Kelly Fischer
- Amy Clements
- Brady Schultz
- Tom Boepple
- Charlita Harmon

### **Board Absent**

- Nick Nulph

### **Contractors in Attendance**

- Tamara Mooney (book keeper)

### **CALL TO ORDER: 7:03pm**

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

October cash flow was reviewed. Tamara questioned an invoice from Dennis Plumbing. Charlita confirmed the bill was for two new hydrants in the green belt. Motion to accept by Amy Clements, seconded by Tom Boepple. Cash flow approved as read.

### **OLD BUSINESS**

#### **Small Claims Court**

- Tepe Suite – nothing new to report.
- Tamara notified the board she has suspended all legal activity for 2914 N. Grant since it is rumored to be under contract. Amy will confirm status with listing agent at Re/Max.
- 5 properties have failed to respond to past due notices and will be taken to small claims court.

#### **Water/Wells**

- Water was turned off by Charlita and Brady for the season.
- Grounds committee will continue to draft a procedure checklist for continuity purposes.
- Charlita informed the board that any repairs on pressure switches will be conducted next spring before the water is turned on.

#### Mowing

- Brady will call Lawn Solutions to cancel the final mowing for the season due to weather.

#### Grounds in General

- There is one tree removal pending on Haystack. Charlita will follow up with the contractor.
- A resident complaint highlighted a dead tree behind Buckboard, however it is not in danger of falling on any property and will be addressed as the 2014 budget allows.
- The board received a certified letter stating a tree behind 1810 Gingham needs trimming. Brady will look into this.

#### Architecture

- A resident complaint was emailed regarding the fence along the east side of the Association. Amy investigated and reported that the fence is solid and was repaired last season with screws. Old nails however, are sticking out and should be removed at some point in the future.
- An addition at 2010 Latern Lane was approved by Amy.

#### Streets

- Amy reported that the City Manager and Ward 6 Commissioner have approved speed limit signs for Heritage Hills.

#### **NEW BUSINESS**

- Kelly suggested the board hire Jason Bauter to begin constructing the shade housing that was approved by the board in the spring. Charlita voiced concern regarding repairs that need to be made to some units before housing can be built and agreed to provide a list of 2 – 5 units that do not need repairs so the board can task Jason.
- Amy has contacted the Enid Public Library to reserve a space for the Annual Meeting. The library can hold up to 60 people and is free. Tamara noted the date for the annual meeting is incorrect on the web page; Amy will correct it.
- Grounds committee has letters for the spraying and mowing bids complete and ready to mail. Kelly suggested the board also post the bids in the newspaper. The board decided to run a small ad for two weeks referencing the web page where full details will be posted.
- Kelly stated that 2014 budget planning will begin at the December monthly meeting.

Motion to Adjourn made by Amy Clements, seconded by Brady Schultz.

Meeting Adjourned at 8:02PM