

Lake HollyHills HOA Board Meeting 11-10-2025

Meeting come to order 6:12pm

Board Members present (via Zoom):

Brian O'Neill

David Pearsey

Helen Kirshner

Pamela Campbell

Old Business

- The HOA account had about \$7,000.00 but is now down to \$6,561.31 (as of October 31) after expenses including the dumpster rental and Godaddy subscription for the website.
- D&O insurance is in place to protect the board members from lawsuits as previously discussed. Brian covered this cost and may be reimbursed at a later date from the HOA account if things work out.
- Dues Recovery and Deed Enforcement (amended) policies have been recorded with the County
- Some members have taken advantage of discounted payments and paid delinquent dues - notably, RW has paid off his dues and his lien has been released.
- Warning letters were sent to deed restriction violators in September, official Notice of Violation letters were just sent via certified mail.
- EG received a Notice for running a commercial trucking company in a residential only neighborhood (has requested a hearing - will set sometime near the end of month). BE received a Notice for keeping goats and JM for goats and dumping trash on his lot.

Discussion:

- The board agreed on getting an attorney on a retainer for future actions against non compliant residents. The plan is to make calls to seek out an attorney and find out what charges would be for sending out letters to non compliant residents after letters by regular mail and certified mail have been sent and time allotted has passed.

New Business:

None.

Meeting Adjourned 6:42 pm