

# MISSION HILLS PROPERTY OWNERS' ASSOCIATION

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Annual Meeting  
March 31, 2015

**In attendance:** Diana Butitta  
Paul Edmondson  
David & Jaki Wheeler  
Kirby & Barbara Schnell  
Don McChesney  
Greg Barstad

Jim & Carol Ward  
Dane & Sharon Mortenson  
Ethan Wolfinger

**Call:** President Don McChesney called the meeting to order at 7:15pm.

**Establishment of Quorum:** Don McChesney announced that the collective value of members present and ballots received satisfied a required quorum. Association business requiring a quorum includes: election of one director.

**Proof of Notice of Annual Meeting:** Diana submitted an "Affidavit of Mailing Notice" for the annual meeting. The affidavit describes the method of notice including: deposited in the U.S. mail postage prepaid (or hand-delivered as indicated), addressed respectively to the persons set forth on the attached list marked Exhibit "A" at the address shown next to their names.

**Minutes of Preceding Meeting:** The 2014 minutes were read by all present. Accepted with no further changes, Paul moved and Greg Barstad seconded to approve the minutes as written.

**President's Report – Don McChesney:**

- Don welcomed new residents – Mortensons, Wards, Ethan and Morrisons (not in attendance)
- Don announced that the members of the ACC are Kirby, Paul, Scott Aklin and David Wheeler (as needed)
- Weeds need to be kept trimmed – gave Scott Flitcroft's phone number for new residents
- Garbage cans should be stored where they cannot be seen from the street

**ACC Report – Paul Edmondson:**

- Mailboxes – are now not to be replaced – the PO painted the base
- Mortensons are doing extensive remodeling – fire pit is approved
- Kelly's are doing deck work
- Paul spoke to young man driving a quad over our speed bumps – hasn't been seen since
- What was thought to be a leak was reported at the top of the hill but it has since dissipated after the rain.
- Kirby spoke about street maintenance – Turco stated we would not need a crack fill this year. They will check again in September. Turco also is going to resurface the lower cul-de-sac at no cost.

- Kirby asked that anyone having rock delivered for landscape work to please have it dumped on individual's property and not on our roads.

**Treasurer's Report – Diana Butitta:** Diana reported that Hank Buechse reviewed the 2014 accounting records and approved and signed letter of compliance. Diana provided an overview of the 2014 revenues, expenses and reserves as well as the 2015 budget. The figures are as follows:

2014 Total - Revenues -	\$ 8,240 including 2 transfer fees, & int
2014 Expenses -	13,788 (includes \$12,200 in street repairs)
2014 Reserves	dipped into reserves \$5500
12/31/14 Cash in bank	\$21,480

We are budgeting \$1500 in 2014 for street repairs in case we need a crackfill. After all budgeted expenses we will have \$3600 to add to reserves in 2015.

**Election of Director:** The ballots were tallied by Paul and Greg and it was reported that Carol Ward was unanimously elected to serve a three-year director term. Ballots submitted are available for review.

**New Business:**

- Don suggested creating a website for MHPOA with the CCR's and Bylaws along with other information available for realtors or prospective buyers. The new BOD will discuss at their next scheduled meeting.
- Morrisons will not be having 3 cars at their property – their 3<sup>rd</sup> vehicle is currently at their previous residence and will be sold.

**Old Business:**

- Mostly covered in Officer's reports.

**Meeting Adjournment:** Having no further business, Don motioned for adjournment and Diana seconded the motion at 7:50pm

\*\*\*Immediately following the meeting, the 3 Board members named officers:

Don McChesney, President  
 Paul Edmondson, VP and Chairman of ACC  
 Carol Ward, Secretary/Treasurer