



**Hillcrest Bay, Inc. Homeowners Association
Board of Directors Regular Session Meeting Minutes
Wednesday January 19th, 2022
Location: 880 Crystal View**

Call Meeting to Order: 5:36 P.M.

Board Members Present:

Todd Jasper – President
Stephanie Mansell – Treasurer
Julie Jasper – Secretary
Mindy Donahue – Vice President
Bill Wright – Director
David Pulliam – Director

Board Members Not Present:

Bill Horn – Director

Management Present:

Hunter Telnes

Homeowners Forum:

A homeowner asked what the plan was to remedy where some of the street has washed out. The Board plans to acquire some rock and erosion barriers to prevent further issues. The Board plans to start regular street sweeping. The contractor will return within 2-3 years to re-seal. The contractor can be hired back to repair specific areas as needed.

GENERAL BUSINESS:

- Secretary's Report:
November 17th, 2021 Minutes
Action: Julie Jasper made a motion to approve the Minutes as written. Stephanie Mansell seconded. Vote 6-0.
There was no Board Meeting in December 2021.
- Treasurer's Report:
November 2021 Financial Statements
The November Financial Packet was previously emailed to the Board, but the hard copy was not included in the Board Packet at the Meeting. **Unable to approve November Financial Statements.** Copies will be present at the January Meeting for approval.
December 2021 Financial Statements
Action: Stephanie Mansell made a motion to approve the December Financial Statements as presented. Todd Jasper seconded. Vote 6-0.
Delinquency Report: There is 1 property that was sent to the Attorney to collect and the Attorney received no response and has recommended the Association file for foreclosure

due to non-payment. The Board will make an attempt to contact occupants of the home, if any, and give final notice of the delinquency. If that does not produce payment, the Board will authorize the filing of the foreclosure suit to collect the delinquent dues.

- Property Transfers: 2944 Noble View

COMMITTEE REPORTS:

- Architectural Committee
The Board authorized the return of the compliance deposit at 937 Linger. Management was instructed to return the deposit if not done so already.
- Landscaping Committee
Bids will be obtained to trim and remove palms in the entrance.

UNFINISHED BUSINESS:

- Hillcrest Water / Hydrants
The Board continues to try to get answers regarding upgrades and infrastructure from the water company.
- Lot Violations from 2021
The Board granted an owner's written request to remove a fine assessed after the violation was taken care of. The fine was assessed due to the length of time it took to cure the violation which was later found out to be due to a personal hardship.
- Trash Area Signs & Guidelines
The Board is in the process of installing the new signs.
- Internet Grant Opportunity
Board Member Stephanie Mansell read a letter regarding the internet grant. The Board will continue to work towards receiving grant money to upgrade the Communities internet infrastructure.

NEW BUSINESS:

- Street Sweeping Bids
One verbal bid for \$1300 was received. Management will follow up to get the written bid and obtain more bids.

NEXT REGULAR BOARD MEETING DATE: March 16th, 2022 at 5:30 P.M.

Adjournment: 7:34 P.M.