



**Hillcrest Bay, Inc. Homeowners Association
Board of Directors Regular Session Meeting Minutes
Wednesday February 16th, 2022
Location: 880 Crystal View**

Call Meeting to Order: 5:33 P.M.

Board Members Present:

Todd Jasper – President
Stephanie Mansell – Treasurer
Julie Jasper – Secretary
Mindy Donahue – Vice President

Board Members Not Present:

Bill Horn – Director
Bill Wright – Director
David Pulliam – Director

Management Present:

Amy Telnes

Homeowners Forum: None

GENERAL BUSINESS:

- Secretary's Report:
January 19th, 2022 Minutes
Action: Julie Jasper made a motion to approve the Minutes as written. Stephanie Mansell seconded. Vote 4-0.
- Treasurer's Report:
November 2021 Financial Statements
January 2022 Financial Statements
Stephanie Mansell made motion to approve the November 2021 and January 2022 Financial Statements as presented. Todd Jasper seconded. Vote 4-0.
- Delinquency Report:
The list is getting smaller. Several owners brought their accounts current. Those on payment plans are making their payments. One owner was reached by the Board and made a promise to pay prior to the filing of a foreclosure suit.
- Maser Insurance Policy Renewal:
The HOA Manager Amy Telnes provided 2 insurance quotes for the Board to review for the 3/6/2022 renewal. We are currently with Auto Owners which was the first quote, and the second quote was from Philadelphia. The Philadelphia policy is \$700 more with more

property, liability, and fidelity coverage than we currently have. The fidelity coverage extends to the management company.

Action: Todd Jasper made a motion to purchase the Philadelphia policy. Stephanie Mansell seconded. Vote 4-0.

- **Property Transfers:** 864 Linger Drive

COMMITTEE REPORTS:

- **Architectural Committee Approvals:**
927 Swan is married lot and is building a garage and carport
954 Crystal View Drive is adding stack stone and paver improvements
- **Landscaping Committee:**
Palm tree trimming was discussed. Todd Jasper will call APS to see if they will trim tall palms growing into power lines and he will let them know about some street lights that are out. Parker Tree Service will be called to take care of the rest.
- **Lot Violations:**
Board Member Todd Jasper and Hunter Telnes from the HOA Management Company have performed inspections of the Community and notices have been sent out to owners with lot violations. Most owners appear to be taking care of their violations. Carl Loftis volunteered to help a neighbor that had their propane tank screening blow down in the wind.

UNFINISHED BUSINESS:

- **Hillcrest Water / Hydrants:**
Jeff from Hillcrest Water who is supposed to take care of this has not provided anything in writing. The Board will continue to follow up.
- **Trash Area Signs & Guidelines:**
Trash is still a problem where people are dumping items they think other people may want and the Board has to clean it up. Residents need to place everything into the dumpster or if too big, they must hauled it to the dump.
- **Internet Grant Opportunity:**
Nothing new to report. Starlink is still the best option. A new company (Allo) has opened in the area and may be an option in the future.
- **Street Sweeping Bids:**
Board Member Todd Jasper reported he received a verbal bid for \$1300 per visit from JSR Sweeping but we have been unable to obtain a written bid. The HOA Manager Amy Telnes received a written bid from Havasu Sweeping with a one time clean up for \$1700 and \$1400 per visit if hired quarterly. An owner emailed the Board with concerns that a sweeper may tear up the streets. The contractor Mike Davis who repaired the streets will be consulted. Todd Jasper discussed other options such as rental brooms that attach to a bobcat and just sweeping by hand with a broom. The Board will consider all options and table a decision to a later date.

NEW BUSINESS:

- Open Items from the floor

It was requested that a courtesy notice got to a home that has lost some stone siding. The Manager Amy Telnes will take a picture of the missing stone and send a notice.

An email was received requesting the Board look at a pipe draining into a neighbors lot. Board Member Todd Jasper will go look at and advise the HOA Manager Amy Telnes what he observes to see what we can do.

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

Adjournment: 6:32 P.M.