

HPHOA BOARD MEETING
October 9, 2019

-BOARD MEETING

The HPHOA Board Meeting was called to order by Ken Riley at 1901 on 09 October 2019 at the Lark residence.

ATTENDANCE

Ken Riley	President
Andrew Will	Vice-President
Michael Park	Secretary + Website
Steve Helm	Treasurer
Tonya Lark	Architectural Committee
Tony Toniolli	Fire mitigation
Debi Fornero	Welcome Committee

REPORTS OF ASSOCIATION ACTIVITY

Secretary: Michael Park

September '19 minutes approved with changes and posted to the website.

Treasurer: Steve Helm

1. Summary

General Fund = \$37,838.60

Private Drive = \$93,397.18

Capital Fund = \$64,474.00

2. Received confirmation from GFL that trash pick-up will be on holidays with the exception of Thanksgiving, Christmas and New Year's Day.

3. Board approved 2020 budget proposal. HPHOA member meeting for veto on budget scheduled for November 13, 2019 at Andrew Will's residence during monthly board meeting.

4. Board approved draft of 2020 HPHOA budget and dues letter to be sent out within the week to all homeowners.

Architectural Committee: Tonya Lark

1. Applications:

1870 Trappers Glen Ct. - roof + trim

2. Violations:

-Pre-notice covenant violation letter to 1935 Chateau Point Court via certified mail and email

-Notice of covenant violation to 1635 Stoney Point Court via certified mail

-Follow up notes from the walk around sent to the following addresses:

Oak Valley: 7260, 7240

Oak Hills: 2125, 2155, 2180, 2150, 2110, 1935, 1930, 1920, 1854, 1750

Squire Ridge: 1935, 1930

Hunters Point: 1920, 1935, 1925, 1915

Chateau Point Court: 1930

Pinnacle Ridge: 1775, 1660, 1650, 1630

Summit Point: 1695

Trappers Glen: 1870

Stoney Point Court: 1660, 1615

Common Area Maintenance/Projects: Andrew Will

1. Park Renovation Project: The Park Renovation Project is nearly complete. President, Ken Riley, and VP, Andrew Will, completed a walk-through on Monday 10/7/19. The final details yet to be completed have been discussed with the contractor(Rafter 3) as follows:

Fill gaps between concrete steps and new retaining wall with small gravel (both east facing stairs leading to parking area). Apply weather protection coating to perimeter rails by the end of next week, weather permitting.

The tennis court center anchor repair/install for the net has also been completed.

I request the Board to approve final payment for park renovation project in the amount of \$3,095.73 (\$2,835.80 to satisfy estimates 1073, 1074, 1076, 1077 and \$259.96 for tennis court repair). [All approved by the board]

2. Maintenance: The timed light on top of the pavilion at the park is not functioning and Frank Bluestein has been asked to investigate and will have a solution by the end of this week. Proper snow removal was discussed at President and VP walkthrough on Monday and I will follow up with Rafter 3.

Regular mowing of the area around the gully (for next spring/summer) will be followed up with Rafter 3 as well as more vigorous weed control at the park and monument signage area.

I will address any sprinkler repair issues with Rafter 3 in the Spring.

Water has been turned off at the park for the winter. Rafter 3 will complete drainage of backflow pipes before Thursday 10/10/19 ahead of expected storm, and the complete blowout will occur next week.

Tree trimming at the park was performed in three areas.

Board approved the proposal by Hurley Asphalt for seal coat and crack fill for the amount of \$14,750. Work to be performed in the Spring 2020 on private drives.

Board approved installing a 2 new doggie stations in Spring 2020 at both the park and what we are referring to as the “lookout” on the turnaround point on Oak Hills Drive. The lookout is private property, installation can only happen if we receive homeowner approval.

Fire mitigation: Tony Toniolli

Nothing new to report.

Welcome Committee: Debi Fornero (Absent)

Website + Database: Michael Park

Currently working toward publishing an update pdf directory by EOY 2019.

Next Meetings

November 13 @ Andrew Will

December 9 @ Tonya Lark

January 8 @ Ken Riley

February 9 @ Steve Helm

Adjourn at 1947