

HVPOA BOARD MEETING MINUTES
March 7, 2019 – 7:00 p.m.

Attendees: Daryl Gruneisen, Tammy Myers, Jim Trevino and Kelly Hopper

1. Call to Order – 7:06pm
2. Review Agenda
3. Minutes – Daryl
 - a. Approval of January 10, 2019 Board Meeting Minutes – approved
 - b. Approval of February 7, 2019 Board Meeting Minutes – approved
4. Treasurer's Report - Tammy
 - Financial Statements
 - \$21,388 overall funds
 - 64% have paid 101/157 property owners
 - No new donations \$629 total received to date
 - 4 homes for sale (1 under contract)
 - Paid \$10 non-profit status
 - Filed federal and state taxes for 2018
 - Insurance – general policy \$1074 cost / D&O up by \$14 from prior year
 - Total \$1808 cost for both policies
 - Approval needed to pay – motion approved
 - Payment to be made online
 - Finalized 2018 fiscal year report
 - Motion to approve the Treasurer Report
 - Approved
 - Need to renew DORA for 2019
 - Add fee to renewing expenses list
5. Committee Reports
 - a. Architectural Review – Jim
 - No current reviews outstanding
 - Followed-up on Lot 93 regarding utility line installation
 - b. Fire Mitigation
 - No update
 - c. Internet Access – Jim
 - Internet Committee has met with 2 construction companies that do fiber who have given material costs
 - Committee has also met with 3 vendors
 - Materials, construction, labor cost package received from 1 vendor
 - Other 2 vendors are reviewing and putting together a package
 - d. Maintenance (Roads, Signs & Environmental)
 - No update
 - e. Riding Club

- Question on updating trail sign on Lot 93 – Daryl will check into
- f. Website

- No update

g. Welcoming

- 6784 Chalet Circle welcomed
- 7244 Glen Circle welcomed
- Alpine/Hilltop home sold
- 6511 Village Road sold

6. Old Business

a. Policies – Daryl

- Talked with Moeller Graf – attorneys for homeowners associations
- Preliminary package received for review to include letter of engagement
- Motion to request attorneys meet with Board
- Motion amended to send governing documents to firm for review prior to the meeting
- Motion approved
- Daryl will reach out and schedule attorney meeting at next Board meeting

b. Land Development in the Local Area - Daryl

- Reatta South Amendment
 - Meeting with Planning Commission on 3/18/19
 - Daryl and Rion out of town that week
 - Will check with Mark on availability to present at the meeting
 - *Send notice out on meeting couple weeks in advance
- Whittlesey
 - Reviewed information received from last Board meeting
 - Break up total acreage into 41 residential lots
 - Requesting to re-zone from A-1 to RR and ER
 - Would need to submit for approvals – not done at this time

c. Goals

- Budget - on target
- Increased participation – hold on surveys until after elections
- Effective board – hold on self-assessment until after elections
- Informed community – improved

7. New Business

a. Earth Day

- Daryl to check on status

b. Newsletter

- Mail and/or e-mail the first week of April

c. Owner's Meeting – May 5

- Will reserve the church meeting space
- Speaker - check with Einer Jensen with S Metro Fire Department
- Elections and Board Nominations – Jim and Kelly expire
- Mail and/or e-mail for Board nominations by March 25th

d. Duties

- Develop duty list for Board members to outline role

- Include applicable websites and contact people

8. Next Meeting

- April 11th @ 7:00 pm
- Daryl's house

9. Adjourn – 9:25pm