

**Regular Heather Lake Homeowners Association Meeting
Valinsky Residence (1954 Wilshire Ln NW)
January 13, 2016 at 6:00pm**

Call of Meeting to Order @: 610pm

Attendance: (Board and volunteer support) Rachel Valinsky, James Valinsky, Mike Smith, Kevin Spires, Eric Jones
Homeowners: Sandy and Andy Stakely

Approval of Minutes from Preceding Meeting of November 11th: all approved via email

Started the meeting off explaining what the board is to Sandy who is interested in joining as a board member.

Old Business:

Eric: Lot 1 amendment finalized and copies mailed out to each homeowner

Lot 37 The board had agreed thru email to have K&C move forward with the legal option of a judgement for towing and recouping legal fees.

Mike: Lot 13 Court date for 12/30 was cancelled due to the owners agreeing to pay the settlement amount.

Kevin: Park maintenance estimates will be needed for our next meeting (for budget discussion). We are now in contract with Aqua Doc for lake maintenance.

Provided 2 estimates for asphalt repair. Also had a proposal from Kirkbride Lawn Care for mowing and weed trimming and broadleaf weed control.

Tabled items: *Creating a "Rules" list for the association, including a review & potential updating of the parking restrictions.

*Website update (last meeting we discussed adding website maintenance to the 2016 budget).

*How and when to use email notifications, brought up with the thefts that occurred.

New Business:

One of the four lots of the new lot split have been sold.

New board member: Sandy Stakely will take over the board position of Deed Restrictions. Mike first the motion, Rachel second, and all agreed.

Email: stakelyautomotive@gmail.com cell (740) 808 6041

Meeting start time officially changed to 6pm and everyone agreed.

2016 budget: looked at the final 2015 budget and discussed updates for the 2016 budget

Updating the collection policy: add signatures of board members and date it

We will reserve Wagnall's for the annual meeting in March.

-do we add to the annual agenda when we recoup bad debt?

Reports of Officers:

1) **Treasurer (Mike Smith):** 2nd half invoices and winter newsletter sent out to all homeowners in December

2) **President/Deed Restrictions Coordinator (Eric Jones):** deed restrictions moves to Sandy!

3) **Secretary (Rachel Valinsky):** 4 welcome packets put together, gave to Eric to include new amendment and he will give to Rex to distribute at the closing of the new lots.

Also, there has been no further communication from Kathy Weiser. Copies of the prior 6 months of board meeting minutes were emailed to her just before Thanksgiving, along with a request for time availability for her to meet up to look over the Lot 1 split ballots.

When do we want the next newsletter to go out? Should be before the annual meeting so that we can put the date on it.

Decided to mail it out with the updated collection policy after the February meeting.

4) **Parks and Common Grounds Coordinator (Kevin Spires):** see notes above.

Report of Volunteers:

Architecture Review (James Valinsky): nothing to report at this time. Once the lots start to sell from the lot 1 split (one has sold) then the board will start seeing plans for building houses.

Action Items:

Eric: *Provide Mike with receipts from office supplies from mailing out the Lot 1 split amendment.
*Follow up on lot 37 and with K&C about the fees for the lot 1 split.

Mike: *Contact Wagnall's and reserve for the annual meeting.
*Update the 2016 budget and email to board members for approvals.
*Update collection policy and procedure to email to the board for approvals.
*Add "pay by" late fee to the invoices.
*Notify K&C about our new board member.

Kevin: *Look into putting stone at the entrances versus mulching
*Double check on the next meeting date

Rachel: *send Sandy the electronic versions of the bylaws and amendments.
*Make the board member job descriptions electronic.
*Update the board members contact list and term expire dates.
*Start the next newsletter

Meeting Adjourned @: 945pm

Next Meetings:

Wednesday, February 10th at 6:00pm at the Spires residence

Thursday, March 24th annual meeting at 6:00pm at Wagnall's