

Minutes
Board of Directors
Highland Park Neighborhood Association, Inc.
(referred to as “HPA”)

Date: September 27, 2007

Place: Village Inn

Meeting brought to order at 6:08 AM.

1. Attendance

Present: President Doug Barber, Vice President Jim Morin, Secretary Marge Shuger, Director Steve Mohan and Director Jim Reid.

2. Members' Forum

No members attended.

3. Approval of Minutes

Minutes of previous meeting on August 30, 2007 stand as submitted

4. Reports of Officers

No reports. See committee reports

5. Reports of Committees

A. Finance Committee

Third Quarter Financials will be presented at the Annual Homeowners Meeting.

B. Compliance Committee

Jeff Irwin has walked the subdivision, took pictures and noted any lots that were not in compliance. He made a chart as well as a narrative, with pictures.

Driveways: Lot 67 is still without a driveway and continues to park multiple vehicles out on the lot. Lot 67 is being fined daily for excess vehicles on their property. The owner has been notified that the driveway matter is being sent to an attorney for action. The adjacent neighbors who request a response are being apprised of the progress.

Dogs: There is still a problem with dogs barking at night. Discussion followed about the difficulty to verify middle of the night barking. Steve Mohan will talk with the complainants

Mowing: The covenants stipulate that grasses should be maintained at 2". That is an unreasonable height for our type of grasses and arid climate. The BOD has policy powers to deal with this issue. Doug stated that the Declarant (Developer) intends to add an amendment regarding mowing and/or BOD policy making regarding such matters and will get BOD approval prior to placing amendment before the Members.

Roadside and ditches to the lot lines: Jim Reid will contact the County DOT regarding maintenance of DOT roadside right of way – the DOT's responsibility, regulations concerning use of herbicides, and perhaps a waiver of responsibility if someone else (like a contractor) is hired to do the maintenance. Doug will also contact the HPA insurance to see if our insurance will cover contractors who mow DOT right of ways. Would like information to be presented to Members at the annual meeting.

Non-compliance letters will go out according to Jeff Irwin's report, plus a second verification. Also, it is recommended that those owners who comply after a notification should get a thank you from the HPA.

C. Maintenance Committee

Ditches: Maintenance of ditches is a cross concern with the Compliance Committee. Even though many lot lines end well into the ditch, some do not. Some ditches are easy to maintain, some have rip rap and very steep. This makes the ditch maintenance an issue for Maintenance as well as Compliance by the HPA. Jim Morin will explore cost of having all of the ditches maintained from the roadside to a point which is reasonable for the owner to mow.

Trails: Steve Mohan reported that there is a binder agent for soils. He will do further research about color and cost. Doug Barber ordered a Trail Building resource book. Jim Morin will contact Pioneer Sand to do some erosion and road base replacement work (Mark Saunders – 599-8100). Contacts for erosion control are: Larry Lee 661-4449/495-7770 and J&S Custom Seeding (Steve and Jody Cabbage) 290-6933/332-0375.

Jim Morin will call Pioneer Sand about contracting for snow removal on an as-needed basis. The folks who deal with the light bollards is Spectrum Lighting

D. Communication Committee

Marge Shuger is working with Mary Owens to select an appropriate program and web hosting service.

E. Social Committee

Doug Barber will be sending out an updated Member Roster to the directors. Social committee will handle refreshments at the annual meeting.

6. ACC Report

ACC has approved a stucco fence for Lot 4. It will be a low wall fence with a portion of the wall at 6’.

Also approved is a detached garage for Lot 64. This approval required a variance in location due to the positioning of the house and to not impact on views of adjacent houses.

7. Continuing Business

Discussed under Reports.

7. New Business

A. The Annual Meeting will be October 1, 2007 at 7:25 pm. at the Black Forest Community Center. Doug Barber will print up agendas and financials for attendees. Doug Barber will preside and at the beginning of the meeting state the rules and time limitations of the members’ forum. Each Committee head will give a brief report.

B. The HPA insurance is up for renewal. Doug Barber made a **motion** to renew with the same company. This was seconded and unanimously approved.

The next meeting date is Oct. 18, 2007

8. Adjournment

The meeting was adjourned at 7:26 AM

Submitted by:

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