

Hiller Highlands Four Association

Minutes of the Board of Directors Meeting, Wednesday, Nov. 16, 2011 6:00PM

Highlands Country Club

President Gordon Seligson called the meeting to order at 6pm.

Directors present were Gordon Seligson, Robert Farwell, Kathy Anderson and Mary Ellen Smee. Committee chairs present were Janet Saalfeld and Pauly Langguth.

The minutes of Sept. 21, 2011 meeting were approved as submitted and corrected.

Correspondence:

A tree trimming request from Evelyn Malm, owner on Buckingham, concerning the redwood trees behind 11 Captains Cove was discussed. The Malms are willing to share costs. Whether to trim, remove, or possibly replant with other trees, that are less view inhibiting, was discussed and considered. Later, when we read notes from Landscape Chair, it was recommended that they be trimmed. The board was asked to visit and look at area involved and decision tabled until Jan 18th meeting. Robert Farwell will contact Barbara Schindler, Landscape Chair to discuss the Board's impression of the situation.

The noise issue between 47/49 Schooner Hill was reviewed with owner and the management company of renter at #49. They are to resolve it.

Treasurer's Report: After a lengthy discussion on status report of 2011 Budget vs Actual, the Board approved a decrease in the quarterly assessment from \$385 to \$350 for 2012, noting that a carry over into next year of approximately \$12,000 was to occur. This is due to our not spending budgeted amounts for complete review of governing documents and an upgrade to web site software. These will be in the 2012 budget and will be covered with carry over funds. Notice of 2012 assessment and 2012 budget will be prepared within next 2 weeks.

Committee Reports:

ACC: no report

Landscape: Report by letter from Barbara Schindler. Again, discussion regarding the need for sufficient notice to all the landscape committee members of walkarounds with Palmer Hill of Cleary Bros. must be given by landscape chair to allow them the opportunity to become familiar with our landscape care, its possibilities and problems

that arise. Kathy Anderson, of the landscape committee, to discuss this, again, with Barbara..

Streets and Lights: Gordon S. Regarding street surface repair for next year, it was noted that the cost of slurry is approximately. \$5,000 vs. the cost of resurfacing of approx. \$80,000. The board was asked to walk the streets and be prepared to discuss at next meeting, Jan 18th, on how to proceed. Funds are in our reserves.

Drain at 44 Schooner Hill, that is on association land, will be repaired by association.

There is a plugged drain below #1 Schooner Hill . Gordon will check to see who is responsible, city or association.

Also, consideration of pipe lateral inspections under common area was tabled until Jan 18th meeting.

Path railing repair. Paint has been purchased. It was decided that Gordon engage a painter to do this, instead of using volunteers.

Parking: Julie Petrini now assisting Dick Saalfeld. New renters and owners have been given parking guidelines of CC&R's.

CORE: Pauly L. reported that a training session for emergency radios will be held Dec 1st. Our frequency is 104 for HHIV.

Welcome Committee: Janet S. re: Fall Social. All reports were very positive, and it was well attended. Cost to association was \$2,300 @ \$38 each for 60 persons. Cost included rental of club, charge for number of persons attending, food, and rental of linens. Board warmly applauded all those who worked on this successful event.

New residents at 11 C.C. and 44 S.H. were given information packets.

Old Business:

Discussion about security cameras and signs tabled until Jan. mtg.

Nominating committee was not set up, but possible nominees were discussed.

Meeting was adjourned at 7:50pm. Next scheduled Board meeting is January 18, 2012

Respectfully submitted,

Mary Ellen Smee, Secretary