

**Hiller Highlands Four Association  
Board of Directors Meeting  
Wednesday, November 19, 2014  
Highlands Country Club**

The meeting was called to order at 7:05 p.m. by President Robert Farwell. Board members present were Walter Schindler, Treasurer; Kathy Anderson, Secretary; and Steve Coiteux, At Large Member. Committee chairs present were Pauly Langguth, CORE and Neighborhood Watch; Janet Saalfeld, Welcome; Dick Saalfeld, Parking; Barbara Schindler, Landscape; and Bob Kuzma, Webmaster.

The minutes of the September 17, 2014 meeting were accepted and approved.

Old Business

President Farwell reported that Andrew Collier, HHIV owner and attorney, will help with the CC&R re-write. Steve Coiteux will direct the activities of the CC&R committee in preparing the re-write; he will initially assign CC&R sections to the committee members for review

Bob Kuzma updated the Board on the Neighborhood Guard/Video Surveillance Project. He indicated that HHIV Association has now joined the existing nonprofit group and has ordered some of the equipment necessary to implement the project. Installation of the first camera should be completed by early January. The Board will have to decide how to manage the system and how to control access to the information gathered. Because the system will need to distinguish resident's cars from others, car descriptions and license plate numbers will be requested from all residents. The Board President will write a letter to the members of HHIV asking for that information. Bob Kuzma will supply the Board President with the necessary information for the letter.

Correspondence

Correspondence concerning trash container and vehicle parking with 36 SH was completed and the problem has been resolved.

Treasurer's Report

Walter Schindler distributed the proposed 2014 Annual Report, including the YTD Actuals through October 2014, and the 2015 Operating Budget. He noted that approximately \$34,958 He reported that the reserve fund is currently adequately funded.

A motion to approve the Annual Report, 2015 Budget, and the revised Reserve Analysis was made, seconded, and passed. Walter will deliver the documents to all HHIV homeowners.

Committee Reports

### Streets and Lights

Nothing to report at this time.

### Architecture

A written report submitted by David Spellmeyer reported that three homeowners have asked for approval for installation of solar panels. Two of the requests were granted and the other was withdrawn from consideration.

### CORE and Neighborhood Watch

Pauly Langguth reported that 12 residents attended the recent CPR classes. On November 15, Pauly and Bob Kuzma held a very informative class on how to use 2-way radios in the event of an emergency. A follow up class will be held in mid-January. Pauly reported on coordination of emergency preparedness among all Hiller Highlands CORE Groups and indicated a new roster of participants will be available in January.

### Welcome

Janet Saalfeld had welcomed the new tenants in 36 and 38 Schooner Hill.

### Parking

Dick Saalfeld indicated that there is still a problem with a tenant using the visitors' parking lot. President Farwell said he would talk with the homeowner.

### Landscape

Barbara Schindler raised the issue again of possible damage by contractors to existing vegetation caused by the use of scaffolding and the need for owners to factor in the cost. She also indicated a need to budget for trimming mature trees. Bob Kuzma mentioned that there is still a leak from a sprinkler behind 11 and 15 Captains Cove.

The meeting was adjourned at 8:35 p.m.

Respectfully submitted,

Kathy Anderson  
Secretary