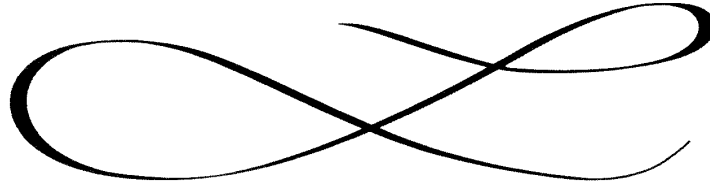


# HOA Board of Directors Meeting Minutes

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L · O · N · G · A · C · R · E · S



**February 28, 2009**

Thomas Hirsch, the president of the board, called the quarterly meeting to order at 7:00 am. The meeting was at Perkins. Attending the meeting were all Directors, Bill Borrell, Lori Dinnis, Russ Simatic & Joe Stark.

***The minutes from the November 12, 2008 meetings were presented, reviewed and approved as written, by the Board.***

## **Elections 2009**

Nominations for positions were submitted and approved as follows:

President	Tom Hirsch
Treasurer	Bill Borrell
Secretary	Lori Dinnis
VP	Russ Simatic
VP	Joe Stark

## **Treasurer's Report**

The financial reporting and Budget for 2009 were reviewed and discussed.

2009 dues were discussed – there are four unpaid resident at the time of the meeting. There remains \$1,728.00 on account. The accounts will continue to receive calls and letters until they are turned over to legal in April. A lien will be filed on the homes and the association will have to front the cost for the legal fees which worse case would be collected when the house is sold. The final cost could be up to \$5,000 each collection effort that the HOA will have to front. The team is making every effort to collect before turning over to legal.

All expenses are on budget – see discussion below on capital improvements that were discussed.

The audit will be done in conjunction with the tax return in April.

Current replacement reserves are \$42,487.52

## **Capital Expenditure Discussion**

Discussion took place on the capital expenditures that need to be considered for the 2009-2010 years. This list was for discussion purposes and then they will be researched and budgeted for discussion. They are not a commitment but are for discussion at this time.

- 1) Security – make the neighborhood more secure – Russ Simatic
  - a. Neighborhood Watch Signs
  - b. Cameras at three entrances with remote monitoring
  - c. Signs stating that the neighborhood is under surveillance
- 2) Trees are down at 41 and Longacres – Lori Dinnis

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- 3) Electrical at Entrances need repair – Russ Simatic
  - a. Galpin & Longacres
  - b. Longacres & 41
- 4) No Trespassing Signs for the parks – stating that “Parks are for the exclusive use of Longacres Residents – No Trespassing” - Russ Simatic
- 5) Bylaws re-written – this will be pushed pending the Pulte discussion
- 6) Repair Three rail fences – Bill Borrell
- 7) Gazebo repair – Bill Borrell
  - a. Rock wall & Electrical
  - b. Landscape
- 8) Trees - Pine on Galpin needs to be removed and replacements planted – Tom Hirsch
  - a. Galpin Boulder wall – additional trees added.
- 9) Purchase of Fountain at Harrison Hill – Tom Hirsch
- 10) Seal Trails – Russ Simatic
- 11) Repair the RPZ Irrigation – this is required every other year – Bill Borrell
- 12) Irrigation at Harrison Hill Pond – Tom & Russ
  - a. The street has a hole in it and now may be a good time to install the water line when the street is ripped up.
- 13) Audit Play Ground equipment -
- 14) Resurface Basketball Court

## **Garden & Landscape Contracts**

We will continue with Garden Gate and Frontier's services for 2009. Mulch will be refreshed in April, 2009.

## **Old Business**

Need to update Covenants and Bylaws of the association: We are looking for volunteers to work on this due to the large amount of time deemed necessary to complete the project.

## **New Business**

Pulte has contacted the board on the possibility that Crestview join the LOA homeowners associations and form one governing unit. Meetings will be scheduled in the following months to explore this. This development's entrance is through Longacres and we will have a liability if they are using our parks.

## **Newsletter**

A spring newsletter will be done in April – please submit content ideas to Lisa Hokkanen. All newsletters will be sent out via email.

## **Committee Status:**

Need residents willing to work on revising the covenants of the neighborhood.

## **Next Meeting**

June 2009 – TBA

The meeting was adjourned at 9:00 am