

HL Board of Directors Meeting:
Saturday, Sept 29, 2007
Tombstone Motel and Convention Center

Agenda and Meeting Notes:

- Call to Order: Board members present included Jo Green, Pam Greene and Eileen Ahearn. Barb Brown was contacted telephonically concerning item #1, New business below. HL Neighbors in attendance included the Holts, the Rossbachs, Wanda Huffman and Pat Greene.

- Review of the agenda: No new topics added to this agenda.
- Approved Previous Meeting Notes: completed

- Old Business
 - o Outstanding issues (outdoor lights): We discussed the general topic of outside lights (brightness and left on overnight). We agreed to write an article in this upcoming newsletter to reinforce light concerns and mitigation tools.
 - o Delinquent Dues: The Treasure, Jo G, reported that we had @ \$1700 in delinquent dues which is higher than normal. Jo will call or email all delinquent owners.

- New Business
 - o Designation of Board positions. Barb Brown agreed to serve as Vice President; Eileen Ahearn agreed to serve as Secretary; and Pam Greene agreed to serve as member at large.
 - o Results of the CCR changes survey: No update.
 - o HL POA Budget and dues surplus; Discussed that the POA currently had @ \$8K in surplus funds and options for how to spend that money. We agreed to solicit ideas/projects from the POA membership through the upcoming newsletter and then vote on the recommendations during the annual 2008 membership meeting/mail in. The Board also agreed to review the current Budget matrix and discuss at the next meeting the posting of HL POA's budget update on the HL webpage.
 - o FY08 Annual meeting date: Tentatively agreed on 16 February 2008, 1PM at the Elfrida Community Center pending room availability. We also agreed on a pre-meeting pot luck at noon/12PM. Elfrida Community Center availability confirmed.
 - o FY08 Elections: Agreed to activate the nominating committee to support upcoming 2008 elections. The two board members terms to expire include Pat Dour's and Barb Brown's.

- Committee Reports
 - o ARC: ARC (barn) request for Lot 85 approved; ARC request for Lot 13 (power exception) to be sent to ARC for recommendation and then distribution to all

board members for review. Board rep, Jo Green, to contact Cadden to inform lot owners on the status of their request. ARC request for Lot 100 was given tentative approval in Dec 2005 pending a site plan. To date no site plan has been received. Board rep, Jo Green, to contact Cadden to send follow up letter to owners concerning the missing site plan (without the site plan the tentative approval will be withdrawn).

- CCR: No update/ no reps present.
 - Roads: All roads were graded between 20-29 Sep and are in good condition. The Board requested from Frank Flanders a cost estimate to maintain the roads four times a year and also requested a recommended listing of road project upgrades which would save the POA maintenance \$\$ in the long run.
 - Windmill: No update/ no reps present.
- Next Board Meeting: Members set 17 Nov 2007, Saturday, 10 AM at the Elfrida Community Center. Availability of center confirmed.
- Review of Action Items from this meeting:
- Jo G to contact delinquent dues home owners.
 - Eileen A to prepare Board meeting notes.
 - Eileen A to prepare draft Newsletter notes for all board members to edit.
 - Pam G to prepare paragraph for newsletter on availability of Community Association Laws in AZ handbook.
 - Jo G to contact Cadden reference ARC letter for Lots 85, 13 and 100 per discussion above.
 - Jo G to contact Elfrida Community Center on its availability for 17 Nov 2007 and 16 Feb 2008.
 - Pam G to recommend and coordinate guest speaker for the 2008 Annual meeting.
 - Eileen A to contact committee members concerning next board meeting.
 - All Board members to review budget matrix and be prepared to discuss at next board meeting which items/data is appropriate for posting on the HL web page.
- All issues and actions above were agreed to by the board a unanimous vote of 3 for 3 in favor.
- The meeting was adjourned @ 1130 AM.