

**MINUTES FOR THE MEETING OF THE
BOARD OF DIRECTORS OF HOLLY HILLS
HOMEOWNERS ASSOCIATION**

3rd Quarterly Meeting—Wednesday November 17, 2004

7:00 pm at the Camas Fire Station #42

Present: Marie, Mike, Denise, David and Kane (TMG)

Absent: Kirk

(See also member sign-in sheet for additional attendees.)

I. Call to Order

Mike called the meeting to order at 7:03pm. Mike introduced the Board and Officers.

II. Approval of Minutes

Mike reviewed the Minutes from the last Quarterly Meeting with everyone. Marie moved for approval of the Minutes from the last Quarterly Meeting on August 19, 2004. Mike seconded the motion. Minutes approved.

III. Treasurer's Report

Denise gave the report and the Board reviewed the financial information provided by TMG.

IV. Homeowner Input

Member reported a real problem with parking on 36th Street 24-hours per day. Could we address this in the next newsletter? Kane asked the Member to email him so he can address the problem directly through a "friendly reminder".

Member asked what the plan is for the landscaping in the "bump-outs" because the landscaping has been damaged and stolen. Board instructed Kane to get a proposal from landscaper to plant drought tolerant plants in the "bump-outs" and maintain them.

Member brought up problem with dog feces being left along short path adjacent to the storm swale. She has City sign and wants permission to install it. Marie made a motion to allow the sign to be installed. Mike seconded the motion. Motion approved.

Same member brought up concern over speeding around corner near the yellow farmhouse. She offered to help on a committee. She will follow up with Marie on this after the meeting.

Same member suggested more neighborhood activities (picnics, etc.).

Same member suggested fixing the lights that are supposed to illuminate the Holly Hills sign.

V. Management Report Administration

a. Committee Volunteers.

Brett Oppegaard has volunteered to handle the quarterly newsletter. He works at the Columbian where they allow one full paid day per year toward a community service. Brett has been chosen as our newsletter committee chairman. Brett presented a great prototype for the newsletter. Brett said he is happy to generate the letter, but does not want to write all of the content. He expects others to contribute. A member offered to email Brett an article for the next newsletter. Articles need to be to Brett by Thanksgiving. Brett will work with Kane to figure out how to get the finished letter to Kane for the next quarterly mailing, which will go out at the beginning of December. Ideas to include: history of the subdivision property, where do our dues go, what property is the HOA responsible for, what Committees need volunteers?

b. Infraction Report.

c. Architectural Requests.

- a. Lot 47 request was approved 9/24/04
- b. Stephens Correspondence to the Board. This was resolved (See attached letter from Stephens dated November 11, 2004)

Financial

Delinquency Report

Reviewed and looks very good—very few delinquencies

Collection Report

Reviewed and looks very good

Draft Budget for 2005

Does not appear that there is any need to raise dues. We will probably end this year with \$10k going to the reserve fund. Marie moved to approve the 2005 Budget. Mike seconded the motion. The 2005 Budget was approved.

Repairs & Maintenance

Old Business

New Business

Meeting Schedule for 2005

Next Board Meeting (1st Quarterly) January 20, 2005. 2nd Quarterly May 5, 2005. 3rd Quarterly August 4, 2005. Last Quarterly November 3, 2005. All at 7pm at the Camas Fire Station #42.

Next Annual Meeting February 3, 2005.

The Board discussed ways to increase attendance at the next Annual Meeting. The Board voted to give away to 5 households each one quarter-year dues by drawing of names of attendees. Two neighbors volunteered to handle refreshments to be offered to attendees before the Annual Meeting: Ellen Cox and Shirley Stewart 817-9045.

2005 Grounds Maintenance Proposal

Approved as part of 2005 Budget above.

Landscape Proposals

Ground cover for park


Not approved. Marie will get Kane an alternative plan to get a price on.

Common Area Planter Strips

Not approved. Table for now.

VI. Adjournment. Mike closed the meeting at 8:45pm. Next Board meeting on January 20, 2005 at 7pm at the Camas Fire Station #42.

Signed


David Lampe, Secretary
Holly Hills HOA