

BOARD MEETING
October 20, 2018

The meeting was called to order by the chair, Doug Otjen at 10:05 AM in the pool club house. Those in attendance were Doug, Dave Asselstine, Leisa Ashbaugh, Deonne Lindley, AJ Gennaro, Nadeen Walker and Marilyn Laubach. Also in attendance were Arlen Morris and Dave Fall/McQuiston.

The minutes from the board meetings on April 21, 2018, and September 24, 2018, were read and approved. Leisa made a motion and Dave seconded to amend the minutes from the September 24th meeting. The motion passed. Leisa then made a motion and Dave seconded it to replace the September 24th minutes stating that the cost of installing sky lights in the pool house roof not to exceed \$2,000. This was based on the original bid which was due to incorrect size of the materials. The motion was approved for the new minutes.

Deonne presented the billing for Clearwater inspections for HIEA water system. The current cost is \$216 per month. The current contract with them will be in effect until December 2019.

As of October 20, 2018, the balance of funds in the HIEA account is \$27,244. There are estimated normal expenses of \$15,000 to \$17,000 per year. The USDA loan repayment is \$6,834 per year. She stated the treasury is in good shape for the coming fiscal year. There may be a balance at the end of the fiscal year which will be discussed at a later time as to how to allocate those monies. As a result of the good financial situation, it was noted that the annual fees for members will remain at \$600 per year per property owner.

There was discussion of the water system status which included persuing the 80 water services that HIEA was granted by the State Health Department in the original plans when the system was installed. It was the definite consensus of the board members that HIEA not purvey water to any other properties outside the original development. Engineer, Ken Martig is still working with the state to agree to the original 80 services. Doug will work with him on this matter.

Chlorination of the system needs to be done twice a year to maintain the quality of the water in the distribution system. Leisa made a motion and Deonne seconded it to set the chlorination times the last week in October and April each year. The motion passed.

Currently there are two problem leaks in the system on Dana Drive. One of them is on tract 19 at the owner's house and the other at the meter area on tract 18. Both Dave and Doug will pursue this issue so the wasting of water can be stopped ASAP. The contractor for the water system repairs will be contacted again. There was also discussion of procedures for HIEA to follow to get property owners to comply with correcting situations like this.

It was suggested the board discuss having a long term fund build up for maintenance and repairs of facilities. This will be addressed at the beginning of the next billing cycle.

The opening date for the pool next spring will be Memorial Day week end. A work party will be scheduled sometime prior to the opening. Leisa made a motion and Deonne seconded it to assess the

need for refreshing or replacing items at the pool next season. Motion passed. Some items mentioned were more outside chairs and covers for inside chairs. (Liz may be doing the covers).

The fee for HIEA members that are not water members and want to use the pool is \$400 per year. Any non HIEA members (those outside the development) can only use the pool as a guest of a current property owner. That property owner must be present while the guest is using the pool.

Dave A. And Dave Mc will look into “pest proofing” areas of the pool house to keep critters out and making a mess.

Leisa reported on the web site saying that there was some more usage of the site now that it had been updated. She will be posting a list of upcoming dates for members to keep in mind.

The next general meeting will be April 27, 2019, with the board meeting on April 13, 2019.

The use of email board meetings meets the requirement for official meetings because it is mentioned in the By Laws. It was discussed that the board have two (2) scheduled meetings, one in October and one in April. Other meetings/business can be conducted via e mail.

Board members with terms expiring in 2019 are Dave Asselstine, Deonne Lindley and Marilyn Laubach. Deonne expressed a desire not to continue for another term.

AJ made a motion and Leisa seconded it setting a quorum for board meetings at a majority of the board. This would be four (4) members. Motion was passed.

Next year for the clean up day at the pool the area around the entrance sign at the canyon road will be included in the clean up.

Deonne made a motion and Nadeen seconded it to adjourn the meeting at 11:50 AM. Motion passed.

Respectfully submitted,
Marilyn Laubach, secretary