

**HILLWOOD CONDOMINIUM  
BOARD OF DIRECTORS MEETING MINUTES  
Date: March 15, 2010**

**Homeowners Forum:**

None.

**Call to Order:**

6:36 p.m.

**Roll Call:**

**Present:** Karla Slate – President, Tim Tyni – Vice President, Megan Ackaert – Treasurer, Carrie Lopez – Secretary, Phil Hancock – Member at Large, CDC Representative – Chantelle Mitchell

**Approval of Previous Meeting Minutes:**

Tim motioned to approve the January minutes with minor changes to be made by Chantelle. Second: Megan. Unanimously approved.

**Treasurers Report:**

Megan will look at upcoming expenses and provide a list for Board discussion at the April meeting.

**Committee Reports:**

**A. Landscaping**

The Board is pleased with the new Landscaper. Phil will store the hoses and wheelbarrow that are on the property.

**B. Parking**

Nothing new to report.

**Manager's Report: Proposals discussion and approval.**

**A. E Building conductor repair**

Megan motioned to approve the Tandem Electric bid for \$927.00. Second: Tim. Unanimously approved.

**B. D & E Building drainage**

Carrie motioned to approve the French drain bid in the amount of \$950.00. Second: Tim. Unanimously approved.

**C. Landscaping – Behind C, D, & E Buildings**

Chantelle will obtain a bid with the new landscaper and with Gene @ GM Construction and provide to the Board at the April meeting.

**Old Business:**

**A. Developer Update**

All warranty work is complete

**B. Hardsurface Flooring Standards**

Nothing new to report

**C. Spa Code Compliance**

Nothing new to report

**D. Goff & DeWalt (Attorney) Association Protection (Building Envelope Study)**

Nothing new to report

**E. Lighting Recommendation - update**

Carrie motioned to approve the bid for additional lighting at the clubhouse in the amount of \$1,175. Second: Tim. Unanimously approved.

**New Business:**

**A. 2009 Yr End Draft Audit & Tax**

Draft audit was provided to the Board for review and approval at April meeting.

**B. Garbage Bill Analysis**

Tim provided a garbage analysis for review by the Board. There is no cost for Hillwood to change out containers.

Carrie made a motion to move forward with changing the Building A/ Mailbox eight cubic foot container to a four cubic foot container and maintain the twice a week pick up. In addition, the motion was made to change the remaining containers at Hillwood from a twice a week pick up to once a week. Second: Megan. Unanimously approved.

**C. Clubhouse Rentals**

Tim & Terri Tyni will manage the rentals. Carrie will backup as needed.

**Executive Session:**

Did not conduct an executive session.

**Adjournment:** Motion made to adjourn the meeting @ 7:48 pm and seconded.

**Next Meeting:** Scheduled for Monday, April 19, 2010 @ 6.30 in the Clubhouse.

Respectfully Submitted by:

Carrie Lopez  
Secretary