

**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