

# Cedar Highlands Homeowners' Association

## Board Meeting

May 18, 2017

The Directors of the Cedar Highlands Homeowners' Association (CHHOA) held their monthly board meeting on 5/18/2017 at the home of Beth and Stan Gaines. Board Members present: Beth Gaines, Linford Nelson, Linda Stetzenbach, Steve Swann, and Roberta Williams. Jim and Cynthia Byler, Paul and Debby Starks attended as property owners.

**1. Call to Order:** The meeting was called to order at 3:01 p.m.

**2. Approval of Minutes:** A motion to approve the April 2017 minutes was made by Linda and seconded by Linford. The minutes were approved unanimously. Beth is going to talk with Manny about his input to the March 2017 minutes. Roberta stated that the Facebook page and website are running without any issues. Roberta is going to add a section to the website "Community Bulletin Board".

**3. President's Report:**

Steve distributed the agenda for the meeting and welcomed the guests. He stated that the Tuckers are moving ahead on their property. Excavation and grading are done.

**4. Committee Reports:**

### Financial

- Current Balances

Beth reported on current balance financials. We have \$22,135.65 in our Money Market Account and \$82,192.33 in our General Account. Total Cash balance is \$104,327.98 (see attachment).

### Architectural (ARC)

- There are currently 5 projects under construction:

- Block 3, Lot 13 – Bennett
- Block 3, Lot 10 – Henson
- Block 8, Lot 1 – Miracle
- Block 4, Lot 13 – Montoya
- Block 8, Lot 19 – Tucker

All property owners are reminded of the CC&R requirements when building or making any exterior improvements/changes to their structure(s). CC&Rs and the forms to submit are listed on the HOA website [www.cedarhighlandshoa.org](http://www.cedarhighlandshoa.org)

### Fire

- Linford talked with Chris Peterson (John Schmidt's assistant). They are set to come up to Cedar Highlands in a couple of weeks to chip.

### Roads

- Steve met with Ray Bulloch and they walked the High Mountain View area for a quote to fix the road. We need a new quote for the areas that need fixing along with spring grading. Roberta made a motion to get a bid from Ray. Beth seconded and all board members approved. Linda will email the bid to all board members for approval since Ray will be available to work next week.

## **5. Property Owner Questions/Comments:**

- Jim Byler concerned about the chip piles left on property due to fire hazard. He takes his chipped stuff to the dump. Steve stated it is good organic material to leave on property.
- Beth Gaines stated the new trails are very nice. Mountain bikers and dogs get along well.
- Steve Swann stated run-off election in August only for the Mayoral position. Ballots should be out the last week of July or first week of August.

## **6. Next Meeting:**

The next meeting is scheduled on June 29th, 2017 at 5:30 p.m. at the Stetzenbach home 791 E. Cedar Highlands Drive (Block 4, Lot 10).

## **7. Adjourn:**

Roberta made a motion to adjourn, Linford seconded and the meeting was adjourned at 3:37 pm.

Respectfully submitted by Roberta Williams, Secretary.