

HASELY HILLS HOMEOWNERS ASSOCIATION
MINUTES OF THE BOARD OF DIRECTORS MEETING
September 4, 2008

Present	Jim DeMatte	President
	Bob Throckmorton	Vice President
	Roger Ludwig	Secretary
	Nancy O'Neil	Association Management
Absent:	Larry Totter	Treasurer
	Michelle Griffin	Director

Call to Order

The President called the meeting to order at 7:01 PM.

Approval of Minutes

Motion: Jim DeMatte Second: Bob Throckmorton

Resolution: The Board approved the following minutes as presented; August 7, 2008 Board of Directors Meeting, August 7, 2008 Executive Session Meeting, and the August 9, 2008 Executive Session Meeting. Motion carried 3-0

Financial

Motion: Jim DeMatte Second: Roger Ludwig

Resolution: The Board approved the July financial statement as presented. Motion carried 3-0.

Motion: Jim DeMatte Second: Bob Throckmorton

Resolution; The Board approved the following lien actions HH0010908 through HH0040908. Motion carried 3-0

Motion: Jim DeMatte Second: Roger Ludwig

Resolution: The Board approved the proposed Reserve Fund Study Report with the understanding that the Secretary may have some minor changes. Motion carried 3-0.

Old Business

Annual Meeting

Response to Questions from the Last Meeting

The President discussed the Annual Meeting and Election of Officers. He explained that the Association had obtained legal information regarding various aspects of the new election. The following points are relevant:

1. The Board has the authority to appoint Inspector (s) of Election. The Inspectors appoint the Ballot Collector and in accordance with the Association's election rules, the management company can serve as the inspectors. The Inspectors and Ballot Collector must be appointed before the notice of meeting is sent to the membership.
2. The Association is not obligated to provide proxies and based on the information received from the Davis Sterling website, legal counsel and the Association's Election Rules, the Board determined that the use of proxies may create the possibility of election fraud, and therefore will not issue proxies to homeowners for the upcoming election.
3. The nomination forms will be sent out in September with the meeting schedule to be determined by the Board.

Appointment of Inspectors

Motion: Jim DeMatte

Second: Bob Throckmorton

Resolution: The Board appointed the following Inspectors; Nancy O'Neil, Crown Management, Lisa Tashjian, Association Legal Counsel and Diane Sumner (if available) Crown Management, or one other employee of Crown Management Motion carried 3-0.

New Business

The Secretary discussed the water problem that is occurring on the corner Gibraltar and Hasley Canyon Road. The Manager will contact the Water Company and ~~for~~ Palmer development to report that the hose is damaging the Association's common area and request removal of the hose.

Committee Reports

The Architectural Committee chairperson reported that the Committee continues to review plans. He suggested that the Association contact Richmond America and KB Homes to request that they provide the original color pallet for the Hasley Hills Community.

Announcement of Executive Session

The President announced that the Board will meet in Executive Session at the conclusion of this meeting and on Wednesday September 24, 2008.

Adjournment

Motion: Jim DeMatte

Second: Roger Ludwig

Resolution: The meeting adjourned to Executive Session at 7:25 PM.

Roger Ludwig, Secretary