

Millhopper Forest Homeowner's Association, Inc.  
Board of Directors Meeting  
September 30, 2020  
Zoom Meeting  
5:30 PM  
UNAPPROVED  
Minutes

Location

Video Conference

Call to Order

The meeting was called to order at 5:30 PM.

Attendance, Roll Call, Determination of Quorum

Board members present were Penny Bugos, Tracy Connors, Rob Edmunds, Sig Freund, and Gary Jones. A quorum was established. Representative present from Guardian Association Management was Kelly Burch.

Consideration of Minutes

Penny made a motion to approve the minutes of the August 4, 2020 as written. Rob seconded the motion, and it was approved unanimously.

Reports of Officers

President – Gary Jones: Gary reported that the Bluetooth system at the gate had been installed and was working well. Kelly had referred a few owners to him that could not get the system to work properly, however, he was able to help them get the App installed properly on their devices.

Unfinished Business

Mailbox Maintenance: Kelly provided the Board with costs from two companies to clean and paint the mailboxes. It was agreed that Gary, Sig and Kelly would walk the community at a later date to identify the mailboxes that would need paint vs. the ones to be cleaned. Kelly was asked to obtain a price from Silcox Painting for the light poles.

Boundary Fence: Jeremy looked at the fence along the boundary of the community that ran behind the homes at The Cottages. He provided a price to repair the fence and to replace fence and suggested that the Association repair the necessary areas and wait to replace the fence due to extremely high cost of wood. Gary asked the Board Members to provide their input on which of two projects, painting mailboxes or replacing the fence, was most important to them to take care of first. Each of the Board Members preferred to paint the mailboxes and wait on the fence based on Jeremy's recommendation and repair the smaller sections that need it now.

Landscape at Lot 70: Management was directed to send a letter to the owner at 4720 NW 58<sup>th</sup> Street to notify them of a dead tree on the property and allow them 30 days to remove it and the possibility of fines.

Video Surveillance: It was agreed by consensus that the access issue had been resolved as much as it could be. Penny suggested sending out a poll to the community to obtain input from owners about whether they wanted cameras in the community or not. It was noted that no other communities around Millhopper Forest have cameras. It was decided that the cost vs. the risk outweighed the benefit and discussion was deferred.

### New Business

Chickens: A new owner requested the at the Board deem chickens “domestic household pets” so that he could have chickens in backyard. The Penny, Tracy, Sig and Gary agreed that chickens were not domestic household pets and should not be allowed. Rob abstained.

Other: Rita requested an update on the realtor signs that were posted in the community. Kelly reported that she would be out to pick them up again the next day. Rita also requested that the light shield in the light behind her home be removed as it was not sufficient with the new bulb that was put in. She noted that owners were again using the common preserve area to put their yard debris prior to yard debris pick up day and hat the “No Dumping” sign had been removed. Kelly was asked to send a notice to the owners of the cul-de-sac as a reminder that the preserve area is not to be used for parking or yard debris. Gary asked if Huntington was willing to move the No Trespassing sign that had been placed just outside the Millhopper Forest property. Kelly reported that Huntington did not want to remove the sign and had No Trespassing signs at all of their common properties. Tracy reported that Joes Fortes was honored by the University and asked if the Association should honor him and send something out to the social list. Sig stated that the social list should only be used for HOA business. Penny suggested putting something on the Facebook page.

There being no further business, the meeting was adjourned at 7:08 P.M.