

Hillcrest Manor Homeowners Association, Inc.
Board of Directors Meeting
August 10, 2017

The Hillcrest Manor Homeowners Association Board of Directors met on August 10, 2017, at the Tailgators Restaurant at Barclay Plaza in Largo. Board members in attendance were Sandy Tarrant, Maureen Stilwell, Harriette Weller, Joe Place, Larry Yancey, Mary Finnegan, Dave Stonebrook and Marilyn Winn.

The meeting was called to order at 6:30 PM.

Minutes:

Minutes of the July 13, 2017, meeting were previously mailed to all Board members for review. A motion was made by Maureen Stilwell to accept the minutes as presented.

Treasurer's Report:

Current balance for Lake Account is \$9,220.05 and current balance for Regular Account is \$9,536.08. There are 113 members who have paid their dues and 40 members who have not.

Signature cards were changed at the Bank showing Sandra Tarrant, President, and Harriette Weller, Treasurer on August 7, 2017.

President:

David Stonebrook has been officially appointed to fill the Director position left vacant by Richie Kurz' resignation. Dave's term expires January 2019.

Newsletter:

The Newsletter will be published and distributed the first week of each month. It will contain an announcement of the upcoming Board of Directors meeting with an invitation to all residents to attend.

Website:

Mary Finnegan has been updating the website each month as needed. Current minutes and newsletter are added as they are approved by the Board.

Revision Committee:

Harriette Weller handed out a revised Agenda for the Revision Committee that itemized the progress made from the first meeting and proposed time-line for the remainder of the year.

Old Business:

Dave Stonebrook asked if we are going to do anything about the deed restriction violations that he had presented at the Semi-Annual meeting. Dave Stonebrook made a motion that a letter be sent to the Attorney asking how far back can we go to enforce infractions of deed restrictions. Mary Finnegan seconded. Passed.

Dave Stonebrook made a motion to write a letter to the Attorney regarding meeting quorums. Ask if tenant can vote if they are a member of the association. We need a legal statement regarding voting as a renter versus property owner. Mary Finnegan seconded motion. Passed.

Action: Sandy Tarrant to write letters to Attorney. Notifications to residents regarding their deed restriction violations will depend on Attorney's response to our letters.

New Business:

Easton and Lauren Haught, 11320 Harmony Court, requested approval for an in-ground pool to be installed in their back yard. The location of the pool meets the building lines required by the Deed Restrictions. A motion was made by Mary Finnegan to approve the Haught's request as submitted. Approved.

Erika Lutman, 11158 - 137th, requested approval to replace an existing fence on the north and south sides of the front of her property with a 6' white vinyl fence. A motion was made by Harriette Weller to approve the new fence as requested. Passed.

Mrs. Lutman also requested approval to install pavers on their driveway and patio area by the front door. The Board requested information on what materials will be used for the pavers. Also, do they plan on putting pavers on the sidewalk. Request tabled for their response.

The next meeting is scheduled for September 14, 2017, at 6:30 PM. Come early for dinner.

Meeting adjourned at 7:30 PM.