

ULVHA Meeting Minutes—January 14th, 2014 (Prepared by Mark Woodward)

Board Members Present:

ART GIDEL (President)
PAT MAHONEY (Treasurer)
MARK WOODWARD (Secretary)
TERRY JOHNSON
DAN CEDERBERG (Legal Advisor)
LLOYD TWITE

Board Members Absent:

ALVY CHAPMAN
RYAN LEACH

Guest: Larry Wilkinson (Homeowner)

Meeting called to order at 7:10: PM. Meeting minutes from the 11-12-13 meeting were approved with minor corrections.

Financial Report—Pat Mahoney: As of 12-31-13, the ULVHA account balance is at \$23,177.12. The current balance of the RSID is at \$2776.75 through the end of October 2013.

Several bills are due for payment. First order of discussion is the renewal of the board insurance policy from Philadelphia Insurance. Art Gidel stated that he would talk with Derek Smith of PayneWest after we get a quote from Philadelphia and then email the board with the new quote.

A detailed invoice for penalties pertaining to 6700 Cam Court was requested from realtor, John Gleason.

Pat Mahoney stated that he paid a bill in the amount of \$203.64 to the “Directory” for the news letter printing and mailing. A motion to approve said payment to the “Directory” was made and seconded. Motion carried.

At this time, there are 32 homeowners who have not paid homeowner dues. Dan Cederberg stated that he sent a letter to the homeowner at 6630 Linda Vista. The homeowner’s dues have not been paid on that property since 2007 and the amount owed is over \$200.00. The board requested that Dan send out another letter stating to the homeowner that he would be turned over to a collection service if the dues were not paid. It was also discussed that another such letter be sent to the homeowner at 3345 Cathy Court since there is at least \$200.00 owed on that address as well. A motion was made and seconded. Motion carried. Pat Mahoney advised the board that the bill for the ULVAH post office box would be coming up in March.

Parks Report—Art Gidel: A signed copy of the 2014 contract with GURU Lawn Service was forwarded to board secretary Mark Woodward for his records. Final amount was the same as last year (\$13,545.00).

Art emailed Lisa Moisey (County Parks manager) reference adding some changes to county park rules regarding dogs off leashes as well as addressing noxious or offensive

behavior in the parks. Moisey emailed Art back and stated that the county could not add these changes.

Lloyd Twite spoke with True Green reference getting a weed and feed quote for the spring season in the county parks. A motion was made and seconded to allow Lloyd to approve a weed and feed contract at the same price as last year. Motion carried. Art stated that last year the board agreed to a cost share program with the City for weed and feed in the city parks. The board's half last year was \$750.00. A motion was made and seconded to allow Art to approach the City for the same amount this year. Motion carried.

Prospective board member, Larry Wilkinson, was introduced to the board by Art Gidel. Over the past few months, board treasurer, Pat Mahoney has informed the board that he intended to resign his position sometime in March. Art Gidel has asked Larry Wilkinson to consider filling Pat Mahoney's position. Mr. Wilkinson is a homeowner in good standing. Upon discussing the duties of the treasurer, Mr. Wilkinson agreed to take the position. Pat Mahoney opted to resign his position, effective immediately. A motion was made and seconded to elect Larry Wilkinson to the board as treasure and to also have him replace Pat Mahoney as a check signer on the ULVHA checking account. The motion carried.

Annual Meeting—Art Gidel: The board agreed that the date of the next annual meeting will be on March 18th, 2014, starting with a social hour at 6:30PM and the meeting starting at 7:00PM.

Pending suit on 6715 Linda Vista—Dan Cederberg: A letter was sent to the homeowner by Dan Cederberg, through his attorney, regarding the board's intention to file a law suit for issues already discussed in previous meetings. Homeowner did not respond. After board discussion, the board president authorized Dan Cederberg to proceed with a law suit since a suit was previously authorized.

Lloyd Twite spoke with the board regarding the Miller Creek View Homeowners' Association, which is monitored under contract by the ULVHA. Lloyd filed an annual report to the Montana Secretary of State. Art stated that he would file the annual report for the ULVHA as well. At this time, the Miller Creek Veiw Homeowners' Association will be run under the ULVHA.

Meeting adjourned at 8:45PM