

**Minutes
Board of Directors Meeting
Pilot Hill Homeowners Association**

**Wednesday, August 3, 2016
6:30 PM
at the Raley home (4340 Creekside Court)**

A. CALL TO ORDER:

Meeting was called to order at 6:30 PM.

Present were: Sue Murray, Donna Buckalew, Stuart Buckalew, Sandy Raley, Valerie McKay, Polly Lowry, Chris Campbell and guests Alex Mendoza, Steve and Nancy Costa.

B. MEMBER COMMENT:

Steve and Nancy Costa attended the meeting to discuss the Board' issues with activities at their residence (auto-repair business , 2nd dwelling, multiple families and weddings on property).

After discussion between the Board and Costas, the Board approved 90 days for the Costas to create a mobile business or relocate the auto repair business. The Costas claimed the 2nd dwelling had been approved by the previous Board. The Board will research this. There were no family members living in trailer to due to sale of trailer. Regarding family members living in the unpermitted loft over the shop, the Board approved 6 months to resolve this issue. The Costas stated they had no plans to do weddings as a business.

C. AGENDA CHANGES AND AREVIEW

None

D. OFFICER AND CHAIR REPORTS:

1. Secretary's Report:

The July 6, 2016 minutes were reviewed and approved. Approved by Valerie McKay and 2nded by Donna Buckalew.

2. Financial Report:

a. Quarterly statement

Savings: \$8,917.57

Checking: \$11,448.42

Reserve: \$2,396.00

b. Delinquencies- a couple for this quarter

3. Road and Drainage Report:

Robinson Gravel and Sand came out in mid-July for an estimate.

Chris is waiting on an estimate of a section on Pine Tree Circle.

4. Pond and Dam Chair Report:

a. All Phase is not interested in trimming blackberries or cutting of scrub oaks on dam face. Twin Cities, recommended by Valerie, charges \$1900 a day.

b. Sandy Raley brought up the issue of pond algae, Mary Riddle mentioned a product she uses. Sandy and Mary will get the name of the product from the “Pond Guy”.

E. CONTINUING MATTERS:

1. Costa letter: the Board will send a follow-up letter.

F. ADJOURNMENT:

Meeting adjourned at 7:43 PM motion made by Sue Murray, 2nded by Valerie McKay

Respectfully submitted by Sue Murray