



## HOA Minutes

Date and Time: October 9, 2012 7:00 PM

Location: Lolo Community Center

Attendees: Board Members: M. Cornette, B. Doty, D. Johnson, K. Garman, P. Naseem, S. Schauff, W. Stuart ACC Contact: L. Schauff Residents: R. Alderson, L. Payne Chairperson: W. Stuart

Minutes for September Meeting - Minutes for this meeting were approved via email and posted on the website.

Financial Report - P. Naseem gave the financial report. The ending balance for the month is \$ 11,329.13.

ACC Report - L. Schauff reported that Lot 7 requested permission to stain a fence and this was approved. Lot 75 was approved for a fence, as was submitted. A lot began construction on a fence without ACC approval; discussion will follow in executive session regarding consequences.

Greeting Committee Report - D. Johnson reported Lots 75 and 87 received welcome baskets. A. Alderson has agreed to be a part of the Greeting Committee.

### OLD BUSINESS:

Dead Tree Removal Behind Lots 7 & 20- The trees behind Lot 20 and behind Lot 7 were removed.

Entrance Improvement Along Stella Blue Drive- The encroachment permit for this area has been filed. The fences have been stained and have reflectors placed on them. Thanks to W. Stuart and L. Gillin for their labors.

Elections Committee Report- The committee has not yet met, but has discussed participation as Board and ACC members with several residents.

### NEW BUSINESS:

Missoula Conservation Funds and Recommendations- We received a \$1000 grant this year. A representative of the agency was pleased with our progress, but noted that weeds from vacant lots are creating a problem. We are considering notifying vacant lot owners regarding weed control costs. As well, we are gathering more information regarding weed control options.

2013 Budget- Work on this budget will occur before the end of 2012.

2013 Bids for Snow Removal, Weed Treatment and Mowing- Bids have been gathered from Pro Sweep and Gecko Landscaping. These bids have not increased since last year. We are open to new bids for each item.

**OPEN DISCUSSION** - There has not yet been further communication from Lot 65 regarding erosion issues. The owners of Lot 75 requested information regarding turf needs on their property. A proposal was suggested regarding soliciting vendors for sprinkler winterization for the community next year. Discussion was held regarding petitioning for lower taxes as a group of homeowners. K. Garman agreed to follow up with a contact on this idea. Snow removal was addressed: snow on the sidewalks is plowed when snow accumulates 1-2" of depth and they do not plow until 9-10AM.

Meeting Adjourned at- 7:32 PM

Executive Session Reconvened at- 7:35:PM

Executive Session Adjourned at - 8:13 PM

Next Meeting - November 13, 2012 @ 7:00 PM @ Lolo Community Center