

WHF Board Meeting

Meeting Minutes

February 9, 2005

Attendees: Renee Reddick – Principle Management; Eric Kristiansen – President, Kristine Dalglish – Landscape Committee Chair, Mark Dalglish – Treasurer; Carl Telthorst – ACC chair, Shannon Smith (He) – ACC co chair; Elwin – Board Member; Shannon Smith (she) – Filling in for Secretary

Call to order at 7:07pm by Eric Kristiansen – President

- Review of the prior meeting minutes
 - Eric motioned the minutes to be approved, Mark Dalglish second the motion, all agree
- Fallen tree over in the Highlands, Eric asked Renee to follow up

Social Committee - Renee Reddick spoke in behalf of Mary Pat Elledge – chairman

- Yard of the Month – Renee Reddick agreed to be the judge, Renee will email Mary Pat the last Wednesday of the month with the winner
- Mark suggested a bike and ride contest for all different ages or run along the bike and hike trail
- Eric suggested dinner certificates for Yard of the Month
- Eric motioned the agenda to be approved, Mark second that motion, all agree

Landscape Committee – Kristine Dalglish

- Need a contract from Chris Blevins for the maintenance, March 2nd is the start date for the new landscape company
- Have several quotes from different companies to place handrails at the canal
- Beautification for neighborhood
 - Upgrade canal
 - Trees on soccer field
 - Highlands entrance
 - Showed board the plans for the Highlands entrance – will have final proposal at March meeting
- \$14,400 capital improvement for Landscape for Highlands Entrance
- Landscape company does not mow Heritage Parkway and FM 544, Call Eric Edwards at the City of Murphy to contact land owners for their part – Mark to follow up with the city

- Beaver has chewed trees in the Quarry – one tree fell on part of the Murphy’s fence, City will not trap the animal at this moment
- Renee to call Lumberman’s – they dug a trench that feeds into the creek and left it. Renee to set up a meeting with Lumberman’s, Kristine, Mark Dalglish, Tom Burleson, Engineer and Eric Kristiansen at Eric’s request for the completion of the Quarry

Pool Committee – Amy Nutz – Chair

- Renee – 911 phone has to be moved or add another outside of the pool gate due to new State Code from Eric Edwards
 - Carl questioned if it is grandfathered for the date of the clubhouse being built, Renee will look into
- Bid for flooring in the attic looks good to All members – Joe Richardson to contact board when materials are bought for installation

ACC Committee – Carl Telthorst – chair, Shannon Smith – co chair

- 613 Taylor Trail – Flagpole –
 - Sending letters for 6 months – what is the next step
 - Wants to keep flagpole all year round
 - The Homeowner has not contacted the board for meeting
 - ACC has rejected other request for flagpoles
 - Some houses do have the removal flagpoles that they only put up on flag days
- 128 Collin Court
 - Request from the homeowner to build stairs to common area behind their house was approved by board but was not built with materials in the request
 - Built storage shed – not approved, used railroad tiles for stairs – not approved, compost pile – not approved, exposed PVC pipes not approved
 - Renee to set up appointment with homeowner for site visit – Shannon (he), Carl, and Renee
- Collin Court – end of street by the cell site
 - Masonry grill built on common area
- Board and ACC needs guidelines for common areas

Financial Reports Review

- 108 homes delinquent on dues, 8 homes delq more than 120 days
 - Rich: \$240 – 120 days delq, 2005 still due
 - Henderson: \$1500 delq 120 days+, submitted to attorney
 - Hickman – submitted to attorney and now on a payment plan
 - Renee to email Board with other residents that are 120 days+ delq
- Renee suggested moving some money out of the Reserve to Money Market account to accumulate interest, 3-6 months CD – also be able to take money out as needed, **Put on agenda for next meeting**

- Audit should be back in April
- Budget – review budget figures
 - Spread Report – shows income from dues Jan, Feb, Mar – April shows expenses that go out each month with no income which explains the negative number
- Fines can not be used as a cash flow
- Add Income Statement to next meeting

Miscellaneous

- Homeowner has a church women's group that want to rent out the clubhouse once a week for 10 weeks
 - Eric suggest the following guidelines
 - She needs to call 48 hours before reservation to see if someone else wants to reserve it –
 - Eric commented that she will be exception for the first 10 weeks but not for other weeks
 - Deposit has to be kept for the 10 weeks
 - Clean up
 - She has 5 months of usage – due to the guidelines 10 hours a month/twice a month @ 5 hours each use

Adjournment at 9:00pm