

BRENTWOOD HILLS

HOMEOWNERS ASSOCIATION, INC.

Board of Directors Meeting February 20, 2012 Meeting Minutes

1. Certifying of Quorum-Call to Order

The meeting was called to order by President, Tom Leavitt at 7:08 p.m. It was confirmed that the meeting notice was posted at least 48 hours in advance. Directors Chaplain Celerin, Paul Knauer, Elizabeth Hinkle and Robert Hilbert were also present. It was determined that a quorum was established. Doug Pinner from McNeil Management also attended.

2. Approval of Minutes

The Board reviewed the prior meeting minutes as prepared by Manager.

On Motion: Duly made by Elizabeth Hinkle, seconded by Chaplain Celerin and carried unanimously.

Resolve: To waive reading of the prior meeting minutes and approve them as presented.

3. Agenda Items

Architectural Committee: Miguel Viruet indicated that there had been 7 recent requests, 6 were approved, 1 denied.

Social Committee: Patty Viruet said they will begin planning for an Easter event in April.

Entry Signage: Tom and Terrence would like to get with Paul to discuss options and possibilities regarding sign design and colors.

Athletic Field Rules: Tom Leavitt shared the proposed rules for the athletic field and amenity center for final discussion and review.

On Motion: Duly made by Chaplain Celerin, seconded by Robert Hilbert and carried unanimously.

Resolve: To adopt the Athletic Field and Recreational Facility rules documents as presented.

Pine Forest: The Board feels that the pine forest may be ready for its annual checkup for dead/diseased trees. Manager will contact the arborist (Tree Investment) to request an evaluation and proposal for review at next meeting.

Community Fence (near NW Corner of Community): The Board heard comments from owners affected by the removal of the fence. Owners are asking that Board strongly consider installation of a new fence at this location. Board will provide project updates to manager for posting on website.

Financial & Management Reports: Manager presented the financial and management reports and responded to questions from the board members.

4. Open Session for Comments

The Board and Manager fielded general questions and comments from homeowners in attendance.

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5. Adjournment

On Motion: Duly made by Elizabeth Hinkle, seconded by Paul Knauer and carried unanimously.

Resolve: To adjourn the meeting at 8:45 PM.



Prepared by Manager on behalf of Secretary