

HICKORY HEIGHTS PROPERTY OWNERS' ASSOCIATION MEETING MINUTES MARCH 9, 2010

The meeting was called to order at 7:05 by Bill S.

In attendance: Bill S., Frank C., Diane C., Mark R., Tim C., Gary A., Aaron W., Dave S., and Kevin D.

MEETING MINUTES

Aaron W. made the motion to accept the Feb 16, 2010 meeting minutes. Frank C. seconded the motion. All were in favor.

TREASURERS REPORT

Frank C. read the treasurer's report. We have a bank balance of \$16,498 as of 2-28-10. Checks written were as follows: \$219 for postage for annual directory mailing; \$300 for formatting directory; \$116 for envelopes and newsletter printing. As of meeting date, only three additional dues were paid subsequent to the directory and newsletter distribution. In total, 210 homes paid for the current year or about 60%. Gary A. motioned to accept the treasurer's report. Kevin D. seconded. All were in favor.

OLD BUSINESS

Jim K. stopped by to collect a petition of signatures supporting variances in Bloomfield Hills to help the DTE improve power reliability in the Hickory Heights subdivision. He was to drop this off at the Bloomfield Hills meeting held that same evening regarding the issue. This issue is still pending resolution.

Diane C. discussed the history of the bylaws based on past documentation gathered. The bylaws were written in 1956 and were amended in 1964. Subsequent amendments could not be located but were likely to have occurred. Diane C. consulted with the United Homeowners Association (UHA). In those discussions it was noted that participation and dues in homeowner associations are either mandatory or voluntary. Furthermore, that dues range from \$30 - \$300 per year. According to the UHA, most associations require dues to be paid and they average \$150 per year. In the HHPOA dues are voluntary and \$20 or \$15 annually. Central to the board member discussion was the need to revise the bylaws so that the revisions could be ratified by its members, the Homeowners. How to best go about doing this is still up for discussion since a vote, by proxy or in-person, will be required. Diane C. suggested we table the discussion of the bylaw revisions until the next meeting.

NEW BUSINESS

Dave S. spoke of the need to re-engage the Hickory Heights residents in their involvement in the neighborhood. He suggested we do so via a online survey through Survey Monkey. HHPOA has about 150 e-mail addresses on file as of meeting date. The survey would help to identify what the residents want from the HHPOA and in doing so would help the board to focus on a vision and goals for the neighborhood. Dave suggested that he could have a survey overview and cost estimate in time for the April meeting and we could go from there. Board will address in next meeting.

Aaron W. spoke of the need to again bring up the poor road condition within the neighborhood. The roads have only gotten worse with significant damage caused by trucks as part of the water upgrade. This is an ongoing concern for the Board and it's residents, but 50% + 1 resident would have to sign-up for the resurfacing in order to make that happen. Gary A. spoke of the small percentage of homeowners that were for the road improvement in 2005. Board will continue to address and discuss further in next meeting.

The Board was informed of a large cardboard handwritten sign on 4475 Far Hill Dr. The sign is propped up by a ladder at the very edge of the driveway adjacent to the street. The sign is a protest against the landlord/property owner in response to the pending tax foreclosure on the property. The house is a corner lot and the sign is intended that drivers stop and read from their car. This could be a possible traffic hazard. Bill S. made a motion, seconded by Aaron W. to send a notice of possible ordinance violation to the homeowner. All were in favor.

The remaining Board meeting schedule is as follows: April 13th - home of Bill S.; May 11 - home of Frank C.; June 8th – home of Aaron W.

Motion was made to adjourn the meeting at 8:30 by Kevin D. and seconded by Aaron W.

Respectfully Submitted by, Tim C.