

**Heritage Park
Homeowners Association
October 6, 2014
Riverwalk Hall
5:30 p.m.**

Present: William and Michele Darken
Steve MacDonald
Jim and Mary Beth Guida
JC Moritz
Brent Rimel
Julie Morrow
Marc Harrison
Brian Judge

Proxies: Gilden to JC Moritz
Feldman to JC Moritz
Lovett to Darken
Assenmacher to Rimel
Simon to JC Moritz
Forbes to Guida

Steve MacDonald, Marybeth Walker – Vail Management Company

- Call to order
- Review of Minutes of last year's Annual meeting – Mary Beth Guida moved to approve the minutes of last year's Annual meeting. Michelle Darken seconded the motion. All were in favor.
- President's Report – JC Moritz reported that the neighborhood is growing and looks very good.
- Financials - There is \$11,806 in total assets as of 8/31/14 with four months of expenses left in the year. The budget vs. actual expenses are pretty much on track year-to-date with the exception of water and sewer which is over budget slightly. The budget will be the same next year. All owners are current with dues. Brian Judge moved to approve the 2015 budget. Brent Rimel seconded the motion. The owners present approved the financials and the 2015 budget.

After discussion, Brian made the motion that a one-time assessment of \$300 per unit be made for a total budget of \$7200 to be allocated as follows:

6 deciduous chokecherry trees at \$2070; path improvements at \$2500 and \$2000 for miscellaneous tree preservation and landscaping.

Will Darken seconded the motion. The owners present were all in favor. **Vail Management Company will send a ballot to all owners to get homeowner approval from those who were not present.**

- Old Business –

Owners are reminded that all exterior changes including landscaping require Board approval.

- Owner Concerns, Website Information and Who to call are attached to these minutes which will be posted in draft form to the Website.

- New Business –

Julie Morrow will send a request to the Board via Vail Management for approval for her trampoline and that it be well maintained.

It was recommended that all BBQ's have an attractive cover in good condition.

- Maintenance – Jim Guida is to provide exterior light bulb specification; voles are better this year. Will suggested a pellet or spray to help control the population, but there are concerns for children and pets.

- Election of Board Members –

The 2012/2013 Board of Directors is:

JC Moritz – President
Brent Rimel
Jim Guida

The Design Review Board is Brian, Jim and Steve MacDonald

- The hand-out for the Annual meeting is attached to these minutes.
- Meeting adjourned at 7:00 p.m.