

Heisley Park Homeowners Association, Inc.
Annual Meeting Minutes
Wednesday, June 22, 2005

The Annual Meeting of the home owners of the Heisley Park Homeowners Association, Inc. was held on Wednesday, June 22, 2005 at Riverside High School pursuant to notice as required by the Code of Regulations of the association.

The meeting was called to order at 7:07 p.m. by Barry Barnett of Barnett Management, Inc. who then verified that a meeting notice was sent to all unit owners via regular mail.

In attendance was Barry Barnett and David Barnett of Barnett Management, Inc. There were 36 owners either present or represented by proxy, which represents a quorum in accordance with the associations Code of Regulations.

FINANCIAL REPORT:

Barry Barnett reviewed the Association's present financial status, and informed the residents that the association currently has \$7,705.95 in their checking account.

NOMINATIONS AND ELECTION OF BOARD MEMBERS:

Barry Barnett stated that there are currently not enough lots sold to meet the Code of Regulations requirements to elect a resident board member. The Board of Trustees will remain the current Declarant Don Mortell, Mike Mortell, and James Matre.

BUSINESS:

- Neil Nystrom asked how the Association could change the rule on putting basketball hoops away after use. Barry Barnett stated that to amend the Associations documents you would need 75% approval from all of the lot owners. Many of the residents present agreed that the basketball hoops should not have to be put away every night.
- The residents asked what the ramifications were for not following the Associations Deed Restrictions. Barry Barnett said that the Association would start by sending a letter to the owner in violation of the Restrictions, followed by a letter from the Associations attorney, followed by filing a lien, and foreclosure procedures.
- Angela Tutolo stated that there are a lot of cars that speed in the Association and that it would be very helpful if there were some speed limit and children at play signs installed throughout the property. Angela Tutolo also wanted to know what will be done with the debris in the pond in the rear of her unit (562 Beechwood Lane). Barry Barnett told her that he will talk to the developer about these issues and respond to all owners in writing regarding all developer concerns that are brought up at the meeting.

- Price Bradford was concerned about the dog defecation problem in the Association. Barry Barnett informed him that the Declarant is amending the Deed Restriction so that those not picking up after their pets could be assessed a penalty charge.
- Mrs. Boczek asked when the mound in the rear of his unit (1611 Popler Lane) was going to be seeded. Barry Barnett said that he is still waiting for an answer about the mound and that it will be addressed. Barry Barnett also informed the residents that if they see any Dirt bikes, four wheelers, three wheelers, ext. on Association common area to call the police.
- Mrs. Flores informed Barry Barnett that the front entrance lights are not functioning properly. Barry Barnett said that there has been a few issues with the lights and will be working properly shortly.
- Steven Walders asked what the proper procedure was to build a fence. Barry Barnett said that for any architectural requests you must send an outline of the project proposed to Barnett Management, Inc.. The request must include the dimensions of the structure, color, material, and where on your lot it will be located.
- The resident were concerned about the seed around the pond. Barry Barnett said that they will be installing a low mow grass around the pond and will be maintained every other month.
- Robert Metcalf asked if the Association could install a “ no outlet” sign in the front of the Association to prevent unnecessary traffic.

ADJOURNMENT:

With no further business Price Bradford made a motion to adjourn, seconded by Angela Tutolo. All were in favor. The meeting was adjourned at 8:35 p.m.

Respectfully submitted,

David Barnett, Barnett Management, Inc.
Managing Agents for: Heisley Park Homeowners Association, Inc.