

FEBRUARY 13, 2025
Hillcrest Highlands HOA Board Meeting Minutes

- 1) CALL TO ORDER: A Hillcrest Highlands Homeowner's Association board meeting was held at the home of Melissa Pritchett on February 13, 2025 at 7:00. The meeting was called to order by the President, and Geoff Pritchett gave the opening prayer.
- 2) ROLL CALL: In attendance were: Tom Muldoon, GB Quinney, Melissa Pritchett, Triston Hardy, Geoff Pritchett, and Anthony Brooklere. Absent was Pam Lyons.
- 3) APPROVAL OF LAST MEETING'S MINUTES: The minutes of the previous November 14, 2024 meeting were read and approved with no corrections.
- 4) SECRETARY/TREASURERS REPORT:
 - a) Dues report was given by the secretary. We still have 6 outstanding payments. Melissa is going to send another reminder to outstanding people.
 - b) Bank balance is \$11,177.24
- 4) : DISCUSSION OF HOA DOCUMENTS
 - a) Create Covenant Amendments (Rules) Document- discussed adding our amendments to the covenant. The board approved an amendment to the covenant which explicitly states that all attorney fees and court costs are awarded to the HOA upon successful judgement.
 - b) Appoint by-laws committee- we would like to finish the by-laws by the next meeting. Geoff Pritchett, Anthony Brooklere, and Triston Hardy were appointed to the committee.
 - c) Discuss releasing 1st addition from HOA-discussed the matter, decided to table until we research individually and compile a list of pros and cons. We will discuss it at the next meeting.
 - d) The board approved a motion to pay attorney Danny Lockhart's retainer of \$750 for continuing legal services. The board also discussed researching for another attorney in the future.
- 5) COMMITTEE REPORTS
 - a) Properties Committee- Tom will continue discussion with sign company about resolution of problems before we make final payment on monument sign. Also discussed sending a letter to Pritchett Brothers Construction asking them to exercise their continuing authority on the first addition lots in regard to architectural control, or relinquish control to the HOA, while remaining liable for replacing street signs and contributing to approval and expense of monument signs if installed.
 - b) Social Committee- discussed the possibility of joining the Adamsville city wide yard sale.
 - c) Architectural Control Committee-Mr. Brooklere will ask Mr. Hilliard if he would like to be on the Architectural Control Committee. The board discussed Mrs. Jones' noncompliance to the contempt order and possible remedies thereof.
- 6) The meeting was adjourned at 8:34____
Respectfully submitted,
Melissa Pritchett