

MINUTES 6/12/25
Hillcrest Highlands HOA Board Meeting Minutes

ADMIN

- 1) CALL TO ORDER: A Hillcrest Highlands Homeowner's Association board meeting was held at the home of The Pritchetts on June 12, 2025. Benediction was given by Pam Lyons.
- 2) ROLL CALL: In attendance were: Tom Muldoon, GB Quinney, Melissa Pritchett, Pam Lyons, Triston Hardy, Geoff Pritchett, and Tekeia Hardy.
- 3) APPROVAL OF LAST MEETING'S MINUTES: The minutes of the previous February 13, 2025 meeting were read and approved with no corrections.
- 4) FURTHER ACTION NEEDED (JONES AND MILES): Motion passed to send these residents a letter reminding them that their annual assessment is past due, and also remind Miles of his other past due assessments. It will state that according to our rules, we will turn over the matter to the attorney if we have not received payment in 30 days.
- 5) BANK BALANCE: \$8794.63
- 6) DISCUSSION OF MEETING VENUE: Some members would like to have the board and annual meetings in a public venue, and it was decided to gather costs from different venues in order to discuss the validity of doing so.
- 7) INCORPORATION FINDINGS: The board concluded that we do have a certificate of incorporation, and if we decide to add bylaws and/or additional corporate information in the future, we will pay the \$50 to do so.
- 8) COVENANT MERGE DISCUSSION: Tabled until we have more information.
- 9) PROPERTIES COMMITTEE: A) Letter to developer-The board approved a letter to send to the developer regarding their control of the undeveloped properties. B) Pricing for road signs: the President found some attractive signs and will meet with the Properties committee to look at samples and investigate the possibility of getting a grant from the city to help cover costs. The goal is to have the signs installed before the end of the year.
- 10) SOCIAL SOMMITTEE: A) Proposed dates for the upcoming year – Tekeia Hardy reported that the Annual Picnic is scheduled for July 19th. The HOA will furnish BBQ and buns. Triston Hardy will supply the potato chips. Members should bring sides like baked beans, slaw, and desserts. B) She also reported that the committee will check into participating in the Adamsville city-wide yard sale.
- 11) ARCHITECTURAL CONTROL COMMITTEE: A) Brush removal rules – ACC wants the brush removed within 3 days. If you hire it done, the city would like the company who did the work to remove the brush. On Mondays they pick up the grass. B) 3108 Hillcrest Rd has been contacted regarding the mold on their siding. If there is no action after 30 days, we will send a letter to the resident. C) 1143 Hillcrest – we do have a lien against the property. We may need to update it. Mr. Brooklere said that Lockhart had begun the foreclosure process and said he will follow up with Lockhart regarding the matter.

12) BYLAWS COMMITTEE– Motion and second to adopt the submitted bylaws, and after much discussion the motion carried to adopt. The committee agreed to fine-tune the bylaws.

13) MEETING CLOSURE: A) New Business: Motion moved and seconded to have Davis Farms cut the lots at 1143 every two weeks at the cost he quoted. B) Next meeting will be on October 9, 2025. Meeting was adjourned at 9:00 pm.

Respectfully submitted,
Melissa Pritchett