

**Hillcrest Village Property Owners Association  
Annual Membership Meeting  
Minutes – November 14, 2017**

**Directors Present:**

Mary Ellen Aliberti, Pres., Linda Frankum, Secretary, Pat Gabriel, VP, and Kevin Kelly, Director, Meadowcrest Rep., and Donna Kilbury, Treasurer. Also present was Amy Martin, CAM and several members of the Association. (See sign-in sheet)

**Call to order:**

The meeting was called to order by Mary Ellen Aliberti, Pres. at 7:30 P.M.

**Establish Quorum:**

A quorum was established at the location of the Meadowcrest Clubhouse:

- 38 Homeowners in person
- 41 Homeowners by proxy
- Totaling 79; needed 51 for a quorum

**Minutes:**

**Motion was made to approve the Minutes of the May 9, 2017 Quarterly Membership Meeting and June 13, 2017 Reconvening Quarterly Membership Meeting made by Stuart Bailey. Don Olsen seconded. All in favor, Motion passed.**

**Treasurer's Report: Donna Kilbury**

September Financials were reviewed.

This year the budget is over about \$4,400.

The 2018 Assessments will be increase \$2.00 per home and \$1.20 per vacant lot.

**Welcoming Committee: Pat Gabriel**

As the year 2017 comes to an end, Hillcrest has many new faces. Fourteen homes have sold since May. I have visited 9 of these new owners and welcomed them into our community.

Many of Hillcrest original owners have moved to new locations mainly to be with family. We will miss them but welcome our new owners.

New owners purchased in Hillcrest because of the esthetics of our village. We all hope we can maintain Hillcrest as the community we love.

I hope you will join me in welcoming our new residents.

**DAB Report: Fred Massey**

There have been ninety-six (96) request applications already; five percent (5%) of the applications were denied and some homeowners have taken them to the Board to review.

**MCA Report: Kevin Kelly**

MCA has a Board meeting every third (3rd) Tuesday of the month; at the MCA clubhouse.

Here are some items that MCA has completed in the year 2017:

- The debris from Hurricane Irma was cleaned up by FEMA.
- The guard house on N Meadowcrest Blvd and N Macviar Road is now visible due to the bushes and trees being cut back and trimmed.

- The MCA clubhouse deck has been fully repaired and painted.
- The road and drainage on N Meadowcrest Blvd will not be completed until 2020, so that more funding can be added into that account.

**Maintenance: Frank Ehlman**

Frank Ehlman has fixed two (2) lights since September.

**Nominations: Mary Ellen Aliberti**

There was no election due to having two (2) candidates for two (2) positions. The two (2) new Board members are the following:

- Don Olson
- Loyal Schreiber

**Old Business:**

**New Business:**

**CC&R Changes: Mary Ellen Aliberti**

- Section 2. Leasing and Renting (PASSED)  
62 FOR 18 AGAINST
- Section 4. Through Section 5. Parking (PASSED)  
55 FOR 24 AGAINST
- Section 4-1 Travel trailer, motor homes, camper (PASSED\_)  
53 FOR 25 AGAINST
- Section 15 Tree removal (PASSED)  
63 FOR 16 AGAINST
- Section 23 Flags (PASSED)  
63 FOR 17 AGAINST

**Adjourn:**

Being no further business to come before the Board, **a motion to adjourn was made by Marcia Chesnicka and seconded by Fred Massey. Meeting adjourned at 8:04 P.M.**

**Next Meeting:**

The next meeting is the Annual Membership Meeting held on Tuesday November 13, 2018 at 7:30 P.M., location: Meadowcrest Club House.

Respectfully Submitted by,  
Amy Martin, CAM  
Hillcrest Village POA

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Pat Gabriel, Secretary

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Date