

PROPERTY OWNERS ASSOCIATION OF HILLTOP LAKES
BOARD OF DIRECTORS MEETING
Thursday, May 28, 2009
OPEN SESSION 7:00 P.M. TONKAWA ROOM

MINUTES

PRESENT: Don Hughes, Charlotte Waddill, Murry Guilford, Ben Robertson, Harold O'Brien, Ed Hughes, Bill Johnston, Larry White, Gary O'Neal, Ernie Moore and Donna Williams

ABSENT: None

I. OPEN SESSION - CALL TO ORDER – Director Don Hughes

II. INVOCATION – Director Don Hughes

III. APPROVAL OF AGENDA - Approved

IV. MEMBERS TO BE HEARD - None

V. OLD BUSINESS - None

VI. NEW BUSINESS

A. CONSIDERATION AND POSSIBLE ACTION ON A RECOMMENDATION FROM THE ROADS COMMITTEE CONCERNING PROCEDURE FOR PROPERTY OWNER PARTICIPATION IN ROAD PAVING

General Manager Ernie Moore stated that there has been a paving participation program for some time. The Board of Directors decided to formalize the process so that property owners can better understand and follow it. He reviewed the Road Surfacing Procedures Draft.

Director Ben Robertson made a motion to accept this proposal as it has been presented, seconded by Director Waddill. The Board voted unanimously in favor.

VII. COMMUNICATIONS

A. TREASURER'S REPORT – Director O'Neal reviewed the financials for the month of April.

B. COMMITTEE REPORTS

- 1. ACC COMMITTEE** – Director Don Hughes reported.
New guidelines for storage buildings, RV covers and carports were approved by the Board on May 12th
Three (3) new home permits in 2009; eighteen (18) new home permits in 2008
Eight (8) homes under construction & five (5) permit extensions
- 2. PLANNING & DEVELOPMENT COMMITTEE** – Director Robertson reported.
Committee charged by Board to develop plans needed for buildings
Decision made to hire Engineering Company
- 3. ROADS COMMITTEE** – Director O'Brien - Nothing further to report
- 4. HOSPITALITY COMMITTEE** – Director Waddill reported.
Campground is doing well
Hotel reservations increased in May
Need volunteers to help clean up miniature golf area
Restaurant sales starting to increase
Kickapoo membership is up 62% from last year
Encourage non-residents to eat at restaurant
- 5. WILDLIFE MANAGEMENT CLUB** – Vernon Presswood
Number of members has increased by 51%
Major hog problem by golf course
45 hogs have been caught in the golf course area
Members of Club must remain current on maintenance fees
Concerns or questions Vernon Presswood 936-828-1600
- 6. GOLF COURSE COMMITTEE** – Director White reported.
May meeting cancelled
Cart path paved between Sammy Sneed and pavillion
Appreciation to all committee members who unselfishly volunteer their time, energy and talents.
- 7. AIRPORT COMMITTEE** – No report.
- 8. LAKE TASK FORCE** – No report.
- 9. HILLTOP LAKES SECURITY** – No report.
- 10. EMS** – Nancy Keown reported.
Kyle Hipple recently received certification as an EMT
April was a slow month with 10 runs
4 out of Hilltop and 10 in Hilltop runs in May

C. PRESIDENT'S REPORT – Director Don Hughes
Board and Committees do what is best for Hilltop Lakes
Appreciate and need property owners support and input
Workshop on May 6th with seven items discussed
Workshop on May 21st with 2 items discussed

D. GENERAL MANAGER'S REPORT – GM Ernie Moore reported.
GM Coffee in May discussed changing restaurant restrooms to handicap accessible
Fertigation on golf course
First draft of plan to upgrade golf course maintenance facility complete
Welcome Center remodel update
Patrol reporting to the General Manager daily
Patrol controlling speeding and issuing tickets
Herman Sullivan serving as Lakes Marshal this summer
Boat stickers & property owner card required to be on lakes
Pool open 10:00 a.m. to 10:00 p.m. this summer
Installation of shade covered areas by pool deck
Road paving letters will be mailed next week
Insurance renewal for employees
GM Coffee next Friday, June 5th discussing restaurant
Summer hours for restaurant:
Monday – Friday 11:00 a.m. to 9:00 p.m.
Saturday 8:00 a.m. to 9:00 p.m.
Sunday 8:00 a.m. to 3:00 p.m.

VIII. ADJOURN – Director Waddill made a motion to adjourn, seconded by Director Johnston and the Board voted unanimously in favor.

PREPARED BY: _____ **DATE:** _____

APPROVED BY: _____ **DATE:** _____