

These are minutes of the Board Meeting of HPME held:

At the home of:
Michael and Jayne Gailey
3333 S 1000 W
Syracuse, Utah 84075

Thursday September 12, 2019
7:00 PM

Notice of this meeting had been sent to all board members ten days prior to the meeting. Present at the meeting were the following:

Farrel Lewis [President]	Bruce Peterson [Board]	Nate Arriotti [Board]
Mike Schmidt [Board]	Rubylyn Vernon [Board]	Rick Patterson [Board]
Mike Gailey [Secretary]		
Excused	Dennis Kendrick [Board]	Russ Ridges [Board]
		Gary Nuffer [Treasurer]

7:00 PM Call to order – Farrel called the session to order stating that a quorum was present with a prepared agenda.

Hearing -- A hearing was scheduled for this evening with proper notice given to a landowner outside of HPME’s jurisdiction. Complaints had been made by at least three members of the Association regarding the conduct of this landowner and his family after gaining access to his property through Association managed properties. After a 90 minute-discussion, a memorandum of understanding [MOU] was proposed. Farrel assigned Mike Gailey to draft the MOU and forwarded it to the non-member landowner and the Board for review.

After some friendly discussion the non-member landowner was dismissed at 8:30 PM

Communications--The Board returned to the agenda with Farrel asking Mike to report on communications. Mike asked for a motion to approve the minutes of the meeting held at Bruce Peterson’s cabin on July 12, 2019. A motion was made by Ruby to approve. Bruce placed a second before the Board. The vote was unanimous.

Mike reported that there was a problem with the website contact tab. There is some form missing from the website. Mike will contact Troy Moyes who hosts the website and get that fixed.¹

Finances—Gary was not present for the Board meeting. He has, however, provided the following financial statement after this meeting was held.

¹ It’s taken some time, but that error on the website has been fixed as of 9/28/19

Hardware Park Mountain Estates
Financial Statement
for fiscal Year 04/01/2019 thru 03/31/2020

	Total Assessments & Expenditures	Membership Fees	Road Maintenance Fees	Rainy Day Fund	2019-2020 Budget
Beginning Balance 04/01/2018	\$ 44,329	\$ 2,068	\$ 23,308	\$ 18,953	
Annual Assessments 2019-2020	\$ 4,095	\$ 395	\$ 3,210	\$ 490	\$ 21,000
Keys	\$ 50	\$ 50			
Maps					
Interest & Penalties					
Sub-total 2018-2019	\$ 4,145	\$ 445	\$ 3,210	\$ 490	
Funds Available	\$ 48,474	\$ 2,513	\$ 26,518	\$ 19,443	
Funds Disbursed:					
Board Meetings (03/13/2020)					\$ 562
Annual Picnic (08/03/2019)	\$ 586	\$ 586			\$ 566
Roads:					
Grading	\$ 4,590		\$ 4,590		
Roads (gravel, shell, Equipment & etc)	\$ 2,099		\$ 2,099		
Shell Pit Blasting					
Repairs					
Fuel					
Rental Equipment Insurance					
Misc. Weed Abatement					
Total Roads	\$ 6,689		\$ 6,689		\$ 13,750
Security:					
Deer Hunt					
Gates & Fences					
Keys					
Total Security	\$ -	\$ -			\$ 500
Springs:					
Testing					
Bucks Springs					
East Springs	\$ 31	\$ 31			
South Springs	\$ 31	\$ 31			
West Springs					
Total Springs	\$ 62	\$ 62			\$ 70
Taxes:					
State Franchise Fee					\$ 125
Corp. Registration	\$ 13	\$ 13			\$ 13
Total Taxes	\$ 13	\$ 13			\$ 135
Bank Charges					
Newsletter					
Postage	\$ 56	\$ 56			\$ 110
Printing					
Flowers					
Supplies					
D & O insurance	\$ 1,247	\$ 1,247			\$ 1,247
Website					\$ 75
Lien Filing Fees					
Total Disbursements (Expenditures)	\$ 8,653	\$ 1,964	\$ 6,689	\$ -	\$ 15,812
Ending Balance as of August 31, 2019	\$ 39,821	\$ 549	\$ 19,829	\$ 19,443	

Assets:

Roads (Equipment)		Rock Screen	\$ 10,127
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Hardware Park Mountain Estates
Membership Assessment Past Due
as of April 1, 2019

Lot No.'s	Last Name	First Names	Past Due Balance
25-8	Huckleberry	Pete Debi	\$ 522
25-11; 25-12; 25-13	Moore	Brett	\$ 150
25-54	Salaz	Robert	\$ 900
36-61	Tremea	Gary	\$ 1,720
Balance Due			\$ 3,292

Security and Fire—Dennis Kendrick had an issue that popped up in his world and was unable to attend.

Emergency Preparedness—Mike Schmidt reported that the committee had moved the landing site on Bruce's property a little to the west. He said the signs they are going to place at the landing sites will cost about \$230. He will get with Gary for funding. Rick suggested that the signs contain reflective tape to make the more visible at night.

Mike Schmidt also reported that Linda Barnes refuses to travel to attend any committee meetings. The Board directed her name removed from that Work Credit committee.

Activities—Bruce reported that attendance at the Summer Picnic was up from last year. He reported an attendance of 135 at this year's event.

Development—Russ had contacted the secretary just prior to the meeting stating that his autistic son had undergone surgery that day and was struggling with coming out of the anesthesia. He asked to be excused.

The Board reviewed a statement by Mike Jones who is working with two new landowners that have purchased one of the two properties owned by the Tidwell family. Their names are Coray and Newey. The Board expressed appreciation to Mike for his work with this new group. They have established a temporary pad at the perimeter of the Buck's pond turnout.

Roads and Maintenance—Ruby reported that she had been in contact with Helga Davies who is complaining of a bump in the road following this year's grading. Ruby thanked Farrel and Clint Gailey for their work this year on the roads. She reported that she would be organizing a road cleanup this fall.

Farrel reported that he was having trouble getting the blasting company to respond to his calls. He will keep trying. He also reported that he has gained permission to harvest road base on the Pearson properties. We need to look into the boundary between the Pearson's and the Allen's.

Hunting—Rick reported that he has issued about 50 permits. He stated that his committee is down to four people. Bruce, Farrel and Mike Gailey offered to help during the general deer hunt. Ruby asked about restricting exploding targets at the Association. After some discussion Mike Gailey was given the task to add a restriction to exploding target to the Association CCRs. She asked about also limiting the use of automatic fire on the property. Bruce explained the difference between automatic and semi-automatic fire. Both are protected rights and can't be addressed.

The group discussed the effectiveness of the Jersey barriers at the south end of HPME. We seemed to have turned the corner on trespass from that spot.

Rick informed the Board that he will not be present for the November Board meeting.

Water and Health—Nate reported on the flow rates of the four springs. The East Spring has dropped the most, to very nearly a trickle, .16 gpm. Ruby asked for permission to install a pump at the South Spring which is on their land to pump water up to a cistern. Permission was granted as long as she prevents any and all backflow.

Miscellaneous—Farrel voiced concern about a developer named Tucker who has gained access to property he owns across properties managed by HPME and Riverbirch. He reported that this individual is conflicted with the Sheep Creek development. He cautioned who we issue keys to going forward. He sees no need for Tucker to access his property through ours and Riverbirch since he already owns access further north.

Because of the hearing held earlier, discussion this evening were abbreviated. Farrel called for a motion for adjournment.

Bruce made a motion to adjourn. It was seconded by Rick. All agreed.

Next Board meeting date:

November 14, 2019 @ the Gailey's