PAINTED HILLS HOA BOARD MEETING
August 10, 2020, 7 pm

PRESENT: Dan Arnold, Pam Green, Ron Milford, Dave Riser, Lisa Showalter, Tina Thrasher, Amy Warner
ABSENT: Shaun Guernsey

The meeting was called to order by President Dan Arnold at 7:00 pm.

READING OF THE JULY 13, 2020 MINUTES: Amy Warner made a motion to dispense of the reading of the July minutes and accept them as submitted. Tina Thrasher seconded. Motion carried.

FINANCIAL REPORT:

July Income	14,824.02
July Expenses	62,370.81
YTD Income	493,924.83
YTD Expenses	208,144.14
YTD Net Income	285,780.69
Depository Account Report	
Checking Account	157,329.31
General Reserve	117,182.02
Capital Equipment Reserve	30,942.75
Roads Reserve	139,614.04
Erosion/Infrastructure Reserve	254,552.50
Donations Fund Total	5,264.75

(Fireworks-$532.34; Lakes Enhancement-1,995.28; Update the Gates; 155.23
Clubhouse Improvement-41.99; Park Improvement-2,539.91)

Rich Dawson moved to approve the July financial report. Amy Warner seconded. Motion carried.

COMMITTEE REPORTS:
Legal - Our new attorney cannot attend meetings on the second Monday. Tina Thrasher moved to move our meetings to the third Monday starting on October 19. Rich Dawson seconded. Motion carried. Meetings use to be on the third Monday and were changed for previous attorney.
Architectural - No meeting
Clubhouse - No meeting
Finance - No meeting
Health, Sanitation and Land Management - No meeting
Lakes - Had virtual meeting to discuss power surf boards and power paddle board. BMV registers it as a personal water craft. Personal water craft falls under Section 6.17 and are not allowed on PH lakes. Tina Thrasher will share verbiage to add to rule at future meeting. Mike Bohall, Lot 716, voiced concern over constantly adding changes to the PH rules.
Pools, Parks, Recreation - No meeting
Roads & Grounds - Virtual meeting with Darwin. Milestone will be our contractor for paving.
Security - No meeting

OLD BUSINESS:
Architectural - No old business
Finance - No old business
Clubhouse - No old business
Health Sanitation and Land Management - 3 open permits for trees.
Lakes - Tina Thrasher requested ratification of $6,750 to Adams Excavating for Nebo Dam work. Amy Warner seconded. Motion carried. Tina Thrasher asked to ratify $3,100 to Lammers Construction for dock repair. Lisa Showalter seconded. Motion carried. Tina closed out three deck permits.
Pools, Parks, Recreation - No old business
Roads & Ground - Amy Warner requested ratification of $675 to Leonard Farms for repair of the boom mower. Rich Dawson seconded. Motion carried.
Security - No old business

OLD BUSINESS FROM THE FLOOR:
No old business from the floor.

NEW BUSINESS:
Architectural - No new business
Clubhouse -Lisa Showalter requested $500 to Affordable Septic for pumping septic system. Amy Warner seconded. Motion carried. Annual Meeting will be held on September 19. Due to Covid-19, it will be a business meeting only. No vendors or prizes. Masks will be required. People interested in being on the board should turn a bio into the office by 8/24 at 5 pm.
Finance - Darrell Potter has a history of not paying dues. The office should turn it over to the attorney for collection.
Health, Sanitation and Land Management - July water testing within limits.
Lakes - Chris Kreuzman, Lot 524, and Richard Ahern, Lot 229, have submitted a shoreline restoration project. They are proposing they'll pay approximately $30,000 for restoration for boat access and are requesting PH pay for approximately $3000 in rip rap. Tina Thrasher asked for approval to start the shoreline restoration project. Pam Green seconded. Motion carried. The big dam is leaking with two small holes. July 29 dam inspection did not have leaks so this is new. We'll start working on a fix immediately. Posts at Nebo ramp/Stowring property are being repaired.
Pools, Parks, Recreation - No new business
Roads and Grounds - Amy Warner requested for the road brine system $1070.00 for 1000-gallon storage tank. Tina Thrasher seconded. Motion carried. Amy requested $428 for tank for truck. Lisa Showalter seconded. Motion carried. Amy requested $321 for new pump for salt for brine system. Tina Thrasher seconded. Motion carried. Amy requested $214 for hose and fittings for connecting brine system. Lisa Showalter seconded. Motion carried. Getting ready to sell old red truck.
Security - No new business

NEW BUSINESS FROM THE FLOOR:
Jill Willey & Mike Bussell, Lots 920-921, are part of the McCracken/Rozema property line dispute. Dan Arnold explained lot lines were established in the covenants and were changed without the approval of the HOA. All lot lines are to be returned to the original lot lines. Danielle Stiles, realtor, stated Rozema is returning the lines to the original lines. HOA will not approved building on these properties until they are returned to the original lines. It has become a legal issue.

Darlene & Scott Phillips, Lot 760-762, asked for assistance in cleaning vegetation, algae and organic matter in their cove. The water is not deep enough for boat traffic to stir up the water. Dan reported that the silt pond above it is going to be cleaned out and another silt pond built eventually. Tina Thrasher and lake committee will visit her lots and look at the problem. Mike Bohall (lives in same cove) wants to know the plan for dredging the cove. Danielle Stiles, Lot 991, is listing Phillips house for sale

and said inaccessible water drastically reduces her value. Phillips would like to use a fan boat to move silt. Dan said they could do that as long as they don't move it in front of anyone's dock. Danielle wants to know when silt will be removed. Dan can't give a date but suggests a committee be formed with interested parties. It is expensive to remove silt. A referendum with assessment would most likely have to happen.

Randy Pendygraft, Lot 977, asked the effectiveness of two silt ponds. Dan said it allows for more volume before it hits the lake.

Josh Dowler, Lot 311, met with group of people to talk about beach. Had 13 volunteers and several with machinery to help. Josh will put together a proposal and present it to board.

Mike Bohall suggested draining lake, using bulldozer to move silt and let dry, then truck dried silt to possibly other PH property. Ron Milford shared a plan of moving silt to valleys in the neighborhood with proper drainage and retaining walls.

Bud Lammers, Lot 309, shared the cove in question has been dredged before and they found shale 48" deep. Years ago, Holiday was lowered so people could work on their docks. Core of engineers advised not to do that anymore because it damaged the shoreline. DNR says not to move silt into deeper parts of lake. Our lakes are clean because it is so deep. Other lakes that have done this process suggest silt ponds have to be built first.

Dan Arnold stated unfortunately in the past major events have hurt the budget.

Debbie Fishel, Lot 989, asked how we did brine last year. We had 100-gallon tank to do intersections only. The small tank only makes it around ½ of lake.

Tina Thrasher moved to adjourn at 8:04 p.m. Lisa Showalter seconded. Motion carried.