

LONG HILL ESTATES OWNERS ASSOCIATION
ANNUAL MEETING APRIL 20, 1994

PRESENT: Lee Bruder, President; Eleanor Webber, Treasurer;
Hazel Hafeli, Secretary; Katy Forry, Rita Lynch, Ed Lee,
Dick White.

TREASURERS REPORT: Eleanor Webber read the Treasurers Report. A copy of the projected budget for the Calender year 1994 is attached. A CD maturing on May 3, 1994 in the amount of \$10,130.31 will not be re-newed because the money is needed for the painting account. The painting account is \$400.00 in arrears and Eleanor will notify the delinquents. As of 4/20/94, \$11,600.00 is in the painting account. Checking Account balance \$801.25. A surplus of \$4986.26 on hand.

The Treasurers report accepted.

A motion was made and accepted to waive the reading of the minutes of the last meeting.

OLD BUSINESS:

PAINTING: Frank Stahl has been hired for painting the exterior of the buildings. This will include a mildew wash and a top coat of stain. Lee will ask Don Lagerquist if Mr. Stahl can paint building #6 at the expense of the Trust.

Unit #24 is now the model in building #6. Building #7 will be developed last.

TENNIS COURT: The court will be started this Spring. Lee has read the specifications for the tennis court and has a copy in his records. A tool shed should be installed to keep supplies. Woodmaster will build a berm on the West side of the tennis court. The remainder of the field will be planted with grass.

PAVING: Paving of the road will be done after the tennis court is completed. The road between the present buildings and all driveways will be paved.

LANDSCAPING: T.J. Jarest has been hired to do the landscaping and snow plowing. He is fully insured. He will take the responsibility for any winter damage from plowing. On The Mark bid \$6000.00 to do the 10 front beds. More will be discussed about what needs to be done.

4-20-94

NEW BUSINESS: A nomination was made and seconded to elect Lee Bruder to a 3 year term for Board of Directors. We waived voting by secret ballot for the Board of Directors. 2 votes were cast for Richard Davenport and 15 votes for Lee Bruder. 8 votes were by absentee ballots.

A motion was made and seconded to amend the By Laws: Art. 3, Part 14--Art. 4, Part 8 which says no compensation for Directors or Officers. Amendment made to allow compensation but not at the expense of a special assessment.

All in favor.

Mike Kefalas in Unit #10 wants to install a satellite dish at the rear of building 3. The By-Laws, Art. 5, Part 7, Paragraph F prohibit this type of installation. Lee will notify Mr. Kefalas.

A motion was made and seconded to amend the By-Laws to include the Secretary and Treasurer to join the three Directors, making a total of five on the Board of Directors. Art. 3, Item #3.

According to law there must be an Organization meeting of the Association Board within the next 10 days. This meeting is scheduled for May 4, 1994.

This meeting was adjourned at 9:30 P.M.

Respectively Submitted

Hazel Kefalas

LONGHILL ESTATES ASSOCIATION
PROJECTED BUDGET FOR
CALENDAR YEAR 1994

Income:

Dues and Reserve	\$27,200.00
Special Assessment	8,000.00
Less Reserve	<u>- 3,000.00</u>
Net Income	\$32,200.00
Surplus from 1993 Budget	<u>2,863.50</u>
Sub-Total Available	\$35,063.50
Certificate of Deposit	10,130.31
Total Available	\$45,193.81

Expenses:

Insurance	\$ 4,800.00
Road Maintenance	7,000.00
Lawns	5,700.00
Electricity	1,236.00
Trash	900.00
Miscellaneous	<u>1,500.00</u>
Painting Costs	\$21,136.00
	20,960.00
	<u>\$42,096.00</u>