

Harrisburg Estate Owners Association
December 4, 2015 Board Working Meeting

At 9am the Board met at the Clubhouse for a working meeting. Present were: President Jeff Carter, VP Donna Jo Judson, Treasurer Sue Brooks, Secretary Pete Nixon, Joe Lamb, and Richard Sevcovic. Absent: Betty Hobbs

Jeff explained to the assembled homeowners that the main purpose of the special meeting is to let them know about a doubling of the rates the HOA pays to TDS to provide expanded basic to every lot free of charge to the homeowner. Most of the meeting will be devoted to receiving comments and questions from the homeowners.

Next, Pete read the minutes from the previous board meeting. Donna Jo made the motion, seconded by Sue, to accept the minutes as read. Passed unanimously.

Jeff next explained the situation with the TDS rates doubling on January 1. The present 5-year agreement with Baja Broadband (which was bought by TDS in 2015) still has 3 years to run but does not limit the amount by which TDS can raise rates each year. The agreement does have a clause providing a penalty of 1/2 the remaining payments at the new rates if HEOA cancels early, but the TDS representative is offering to waive that penalty if we decide we want out of the agreement.

Most of the rest of the meeting was given over to questions and comments by the homeowners present. Board members attempted to answer questions based on the information we have been provided by TDS. Much of the discussion centered on what it would cost each homeowner if we had to pay approximately \$35k more per year for the service.

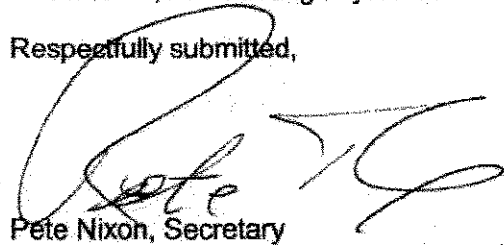
Eventually, Donna Jo made a motion, seconded by Joe, to table further discussion until the December 30 meeting. The motion passed unanimously.

Jeff then presented the feedback he had received from our attorney regarding the legal issues of allowing alcohol in the clubhouse (our Rules & Regulations presently prohibit it completely). The attorney has stated there are no legal restrictions on use of alcohol in a private clubhouse such as ours, and we do not need a liquor license unless liquor is sold by the HOA or is made available to the general public.

Jeff then raised the question about how to distribute the ballots to members for voting on the Rental Control Amendment. Pete made the motion, seconded by Sue, to distribute the ballots to all homeowners present at the January bi-monthly board meeting, with the balance to be mailed out shortly thereafter. The motion passed.

At 10:10am, the meeting adjourned with a motion by Sue, seconded by Donna Jo.

Respectfully submitted,



Pete Nixon, Secretary

Approved at 12/30/15 board meeting