

Hardwick Mountain Property Association  
Annual Meeting Minutes - 8.18.2022

Kai brought the meeting to order.

Treasurer's Report - John Barnhill

- Reviewed expenses and investments
- General expenses for the past year were about average
- We continue to invest for long-term infrastructure maintenance, mainly roads.
- There were no questions for John. He was thanked for his excellent work with the association's finances.

FiberLync

- Property owners need to contact FiberLync prior to digging. It was suggested that owners may want to take photos of where the lines enter their house.
- Several people shared that they were happy with their switch to YouTube TV.

Roadwork

- Shoulder repairs will need to continue along the road sides. Neighborhood work crews have taken care of this in the past. It was agreed that we will continue to use neighborhood work crews to take care of future shoulder repairs as it is more cost efficient.

Acknowledgements

- Hardwick Mountain is a helpful neighborhood. Several neighbors were specifically acknowledged for their willingness to assist folks on

the mountain. Marc Cole, Mark Hogan, Carl Prober and Barbera Dulaney were specifically recognized.

### Website Updates

- The Hardwick Mountain Website needs to be updated. If a roster of property owners is needed by anyone they can contact Kai or another board member.

### Restrictive Covenants Update

- The current Restrictive Covenants (RC) are outdated. The board has decided to explore upgrading the RCs.
- We are in the draft stage. The next step is to review recommendations with other HMPOA owners , then to review again with the attorney, then meet with all owners to review, discuss and put the proposed revisions to a vote (with a 2/3's majority required for adoption).
- Information regarding the key points of the draft document can be obtained by contacting Kai or another board member.

### Other Discussions

- Steve Harper suggested that the Hardwick Mountain Neighborhood be opened for neighborhood trick-or-treating on Halloween. This would be only for children, grandchildren, or other child relatives of Hardwick Mountain families. After a brief discussion it received a favorable response from those attending the meeting. Steve will be in contact with the neighbors with more information regarding Halloween on Hardwick Mountain.

### Board Election

- Board members will remain the same: Kai Dozier, Steve Hovanic, John Barnhill, Carl Prober and Susan Jamme.