

High Knob Owners Association, Inc.

Board of Directors Meeting Minutes

October 27, 2025

Name	Present
Watts Hill, President	N
Carol Phillips, Vice President	Y
Dan Smith, Secretary	Y
Greg Caswell, Director	Y
Jerry Pomeroy, Field Service Manager	N
Haley Mills, Administrative Coordinator	N
Quorum Present	Y

Meeting Purpose

To review HKOAI old and new business and establish any action items for the continued improvement of the High Knob community.

Guests:

Cathy Caswell

Guests via Zoom:

Melanie Dudley

Meeting called to order: 6:09

Old Business

Proposed 2026 - 2027 Budget Discussion

- Need clarification on a few categories. i.e. Legal fees, insurance costs, new truck cost and financing
- The question was asked if we can get a less expensive investment firm to handle our capital investments. Currently we are being charged 2%.

Carol Phillips moved to raise the HKOAI base fee from \$744 to \$999 per lot, improved or unimproved. It was seconded by Greg Caswell and it was approved by all.

Greg Caswell moved to release proposed budget to the community on Nov 8th. It was seconded by Carol Phillips and it was approved by all.

New Business

Dan Smith moved to provide \$2,000 for trail maintenance, under the direction of Ron Perlik.

Greg Caswell seconded and it was approved by all

Dan Smith moved to provide \$2,000 for community activities, under the direction of the Community Events Committee. It was seconded by Greg Caswell and it was approved by all.

Meeting Adjourned: 7:25

Upcoming meetings:

November 8th At 9:00 AM, Proposed budget presentation

November 10th At 6:00 PM

November 17th At 7:00 PM