

DRAFT

Board Meeting Minutes

Day/Date/Time:	Saturday/August 17, 2019/12:00 PM
Location:	Ted's House
Attendees:	Ted Foley, Stephanie Neurer, Judi Cadle, Joe Luciani, Cassie Tompkins (CM Pro Services)
Excused:	Colleen Mawby
Members Present (#):	
Called to Order:	12:02 PM
Called to Close:	1:09 PM
Duration:	1 hour, 7 minutes
Minutes Prepared By:	Stephanie Neurer, Secretary
Minutes Approved:	

Agenda

Meeting minutes are approved for July – Approved 4-0

Recurring Business:

1. Design Review(s)
2. Review Compliance Issues
3. Management Report
4. Picnic Tables
5. Survey Result
6. Waiver of Audit
7. Light Poles
8. Flooding (on hold)
9. Gate Updates (on hold)

New Business:

1. Enforcement Policy
2. Board Documents

Recurring Business:

1. Design Review(s)

Exterior changes/modifications must go through the Design Review process

- DRC Guidelines (as stated in CCRs) currently do not exist

2. Review Compliance Issues

Issues with compliance notices, concerns from homeowners and special circumstances to discuss

- Cassie to provide current AR report

3. Management Report

Cassie provides Management Report prior to each monthly meeting for discussion/approval

- June & July – Approved 4-0

4. Picnic Tables

Ted has the plans – Ted to build 1 more picnic table for park(s) in 2019

- 3 more in 2020 if they are used

5. Survey Results

Discuss survey results and how they will be shared and used

- Steph to summarize and put on website
- Steph to draft Rules & Regs document

6. Waiver of audit (approved 4-0)

- F/U with Cassie
- Mailed out with prepaid envelopes
- Need quorum to pass

7. Light Poles

Corner of 33rd & 292nd

- Cassie to get quotes from electricians
- Replace with LED – Cassie to research TPU rebates

8. Park Sprinklers – Ted turned on 8/1/19

9. HOA Meetings & Events – Reschedule around drill weekends

10. Flooding (on hold)

BOARD PREVIOUSLY APPROVED: Get DrainPro into the community ASAP the next time we get a heavy rain so they can research the flooding on 33rd

- Judi will let Cassie know next time the street is flooded

11. Gate Updates (on hold)

Guardian to improve back gate with fencing/pedestrian gate and remove large rocks used to eliminate cars from driving around the side gate(s).

New Business:

1. Enforcement Policy

- Cassie having legal team review and make changes to terminology

2. Board Documents

- Cassie to print and send 3 copies of CCRs and Bylaws to Ted for distribution