

## Meeting Minutes

1. Welcome (President)
2. Call to Order & Roll Call (President)

Vice President/Director (exp. 2025)	Sterling Babcock	<input checked="" type="checkbox"/>	
Director/Treasurer Pro Tem (exp. 2024)	Dave Blankenbeckler	<input checked="" type="checkbox"/>	
President/Director (exp. 2026)	Fritz Foss	<input checked="" type="checkbox"/>	
Director/Secretary Pro Tem (exp. 2025)	Dan Mispagel	<input checked="" type="checkbox"/>	
Director (exp. 2024)	Jason Kruse	<input type="checkbox"/>	<b>Proxy to Dave</b>
Treasurer	OPEN	<input type="checkbox"/>	
Secretary	OPEN	<input type="checkbox"/>	

**Jason absence is excused (out of town). Assigned his proxy to Dave Blankenbeckler.**

3. Owners Forum – 10 min.
  - **No Comments**
4. Meeting Minutes Approvals
  - July 31, 2024 Board Meeting Minutes – approval delayed.
    - i. **Moved to next board meeting**
5. Treasurer's Update – 20 min.
  - Mid-year 2024 Financials
    - **Presented Financials through July 2024**
      - **Carrying forward the prior year operations excess.**
      - **Double check formulas in the Scorecard spreadsheet.**
      - **Goal to use Quicken reports rather than spreadsheets.**
      - **Discussed getting several CDs for Reserve funds.**
    - **Discussed life cycle and cordoning off of solar panels.**
    - **Reserve Fund re-landscaping projects still under review.**
      - **Desire to save money.**
      - **To the extent possible, utilize Volunteers for these projects.**
      - **Make sure liability insurance covers Volunteers.**
6. Old Business/Committee Reports – 20 min.
  - Design Review (Brian Terry, Dave) – update
    - Work ongoing to update design guidelines.
      - **Almost complete.**
      - **Make sure all filings are represented in updates.**
      - **Discussion around parkstrip tree planting updates to design guidelines.**
      - **Do we need to include new xeriscaping, waterwise updates?**
  - Landscaping (Pat Zolotar) – update
    - 2024/2025 snow removal – provider bids status
      - **3 bids in progress, should have all in one week.**
    - Ideas/plans for more plantings at the front entrance and cul-de-sac.

- **10 Hostas donated for front entrance area, sprinkler heads can be redirected to water them.**
- **Irises of various colors donated for Cul-de-sac area.**
- **MOTION/VOTE: install donated Hostas in the front area and Irises in the Cul-de-sac with volunteer.**
  - **Motioned**
  - **Seconded**
  - **Passed (4- Yes, 1- Abstain)**
- **Announce at the annual meeting.**
- IT (Sterling) – update
  - **MOTION/VOTE: approve migrating the Association's email service from Google Workspace Gmail to IONOS Mail Business.**
    - **Motioned**
    - **Seconded**
    - **Passed Unanimously**
  - **Discussed cost savings of new emails, possible move of storage from Dropbox to IONOS HiDrive. Concerns around security and where it is hosted.**
- Communications (Jason, Dan) – no update
  - **Moved to next board meeting**
- Governing Documents Review (Jason) – no update
  - **Moved to next board meeting**
- HOA-related legislation tracking (Dan) – update
  - Registered for Neighborhood Leadership Series (NLS) presentation entitled Annual HOA Legislature Update, 08/28/2024, 6:30-8:30 pm at Longmont Senior Center, Room D.
    - **Dan will be attending.**
    - **Dan receives Colorado Newsline daily – political landscape of Colorado and has statutes.**
    - **President referenced articles in Times Call and Denver Post on "Law Suites, High Fees and Death threats" related to HOAs.**
      - **Member request to post and/or link to the articles on Website.**
- Annual Block Party (Anna Gravelle) – update
  - Sept. 28<sup>th</sup> (rainout Sept. 29<sup>th</sup>) in the Cul-de-Sac.
    - Time: 3 – 6 pm.
  - Revisit this year's format.
    - **Discussed changes vs. last year.**
    - **Discussed funding increase, food/drink and activities plans, permitting for this year.**
    - **One quote total for 8 round tables (\$130), 2 banquet tables (\$37) and 100 chairs (\$350) is \$682 including delivery. After some**

**discussion, decided to forego and ask people to bring tables and chairs.**

- **Use past receipts as a reference for costs this year.**
  - **MOTION/VOTE: increase budget by \$700 to \$1200 total.**
    - **Motioned**
    - **Seconded**
    - **Passed Unanimously**
  - Rejoining Longmont NGLA – no update
  - Annual Meeting Date – update
    - Plan to have a working meeting to discuss and board meeting to approve the budget prior to the annual meeting.
    - Propose/discuss Tuesday, October 29.
      - **Agreed to by the board.**
7. New Business
- None
8. Board/Committee Open Positions
- Secretary (Director Dan Mispagel serving as Secretary Pro Tem)
  - Treasurer (Director Dave Blankenbeckler serving as Treasurer Pro Tem)
  - DRC members – need 3 from each of Filings 1A, 3, 4, 6 (Chair can be the 3<sup>rd</sup> member for each filing), 3 total for consolidated Filings 1, 2, 5. Besides Chair, we now have volunteers (see Website Design Review page)
    - 2 from Filing 2
    - 1 from Filing 3
    - 2 from Filing 6
    - 1 from Filing 4
  - **No new updates**
9. Approvals
- None
10. Executive Session
- None
- Adjourn