Dove Hill HOA Meeting 7-8-21

1. Creek Status:
   1. Mosquito Dunks distributed 19 and 20 June, next round will be after Labor Day.
   2. Construction is progressing on the creek drainage; they expect to be done in the next several weeks.
   3. We have been notified of a standing water, grading issue on HOA property Track A; it seems that at some point E470 stored large dirt pile on HOA property, and the county will not pay to fix it. The initial estimate is $15k.
2. Noise mitigation:
   1. It does not sound like we will get relief from the dirt piles on E470 property, they will likely remain until someone does something else with that stretch of property.
   2. Sounds like plans are underway to widen Gun Club from the current construction up to Aurora Parkway, there may be additional opportunities to request stop lights and noise mitigation when that time comes.
   3. We also anticipate this will impact the entrances.
3. I want to thank Scott Wales for keeping the directory up to date and thank Larry Fields for the work he performed last year on the entrance land scaping.
4. Is there interest in having a community picnic this summer?
5. Is there interest in having a community garage sale this summer?
6. Discuss current snow removal contract and future options.
7. Is anyone still experiencing issues with garbage pickup?

The board:

The lawsuit was settled in June of 2019. To the best of my knowledge, the Plaintiffs and the named members of the previous board were the only participants. I have no idea what was or was not discussed and/or promised in the lawsuit. I believe that is the case for Stan as well.

I was out of town on vacation when the news of the settlement came out and had no idea what was coming or when. Since I was unable to attend the meeting, Stan explained to me that the discussion included the fact that the new board was temporary and that elections would be held to select a future board. That is 100% of what I know about what was agreed to.

Since the lawsuit:

Mona resigned from the Treasurer position.

The HOA elected me to President in July 2020 (vacating the Secretary position), Stan to VP in July 2020, and Pam as Treasurer in July 2020.

My 2-year term is an abbreviated term since I was elected outside the normal cycle, and Pam has since resigned as treasurer.

So, for 2021 we will first fill any vacancies (currently the Secretary and Treasurer positions. And then offer elections for President and 1 Vice President … so in all we need to identify at least 2 and potentially 4 new board members.

As I have stated in my emails, since I assumed the position of President here is what has and has not happened:

1. Meetings
   1. Oct 2020, we had a tentative meeting ready to go, but as the second wave started, we had to put on hold.
   2. Jan 2021, Colorado State law prohibited gathering of more than 10 people or 2 households.
   3. April 2021, I honestly thought we were out of the woods, and was working on scheduling a meeting, and went to double check, and discovered the state prohibition was still in effect.
   4. July 2021, this is first in the last year.
   5. I did consider an online meeting using Zoom or Skype or FaceTime, or anyone of the virtual spaces … but received conflicting feedback ranging from virtual meetings are not covered in the bylaws, they are not inclusive of members that may not have the means or know how for participation, members that did not feel comfortable with the security vulnerabilities of some platforms, and lack of consensus regarding which software would be best.
   6. So, I decided the effort required to have a meeting, that would not be able to vote on anything, and to simply pass the same information that was being passed via email, simply was not worth the heart burn.
2. All other HOA business has continued to be completed except for the taxes, and the updated covenants.
3. Regarding enforcement of the existing covenants. During last years election I was specifically asked what my position was regarding covenant enforcement. I stated then, and it is still my position, that I will not go actively looking for covenant issues, but if a member of the neighborhood brought a concern, I would address it accordingly. Since then, 0 covenant violations have been brought forward.
   1. It is also important to note, that some of the violations, that are on “almost every property,” constitute pre-existing improvements, and the board has limited authority to go back and address something that was done more than 60 days ago.

Items I am putting forward for HOA consideration:

1. Nomination and voting for a new Treasurer and new Secretary. These vacancies are must fill.
2. Any additional nominations and voting for President and Vice President.
3. Summer Picnic, Summer Garage Sale, trash updates, snow removal?
4. Establishing an agreed to process for virtual meetings, if needed again in the future.
5. Establish the below job responsibilities for each board position.
   1. President, oversees other offices, ensures schedule compliance, budget oversite, and Colorado HOA requirements. Ensures common area maintenance.
   2. Vice President 1, oversees internal HOA concerns, gathers volunteers for review of HOA requests and violations, documents a recommendation and sends to HOA Secretary. Maintains HOA website and social media. Would spearhead updating the covenants.
   3. Vice President 2, oversees external HOA concerns, gathers volunteers for interfaces with E470, Fire District, Storm Water construction, ect.. Documents any concerns and provides a written recommendation to the HOA Secretary.
   4. Secretary, facilitates quarterly HOA meetings and meeting minutes, gathers written recommendations from the 2 VPs and either includes them on the agenda for the next full HOA meeting, or sends them to the remaining members for voting. Documents all results. Provides quarterly newsletter 1 month prior to each meeting.
   5. Treasurer, provides the normal banking functions on behalf of the HOA, pays bills, collects dues, files taxes, ect… Provides a monthly quarterly summary to the Secretary, for publication in the newsletter, and for the quarterly meetings.