

Emerald Meadows H O A Tract 1355

Meeting

November 9, 2013

10:00 am

Meeting Facilitator: Nick Goevelinger

Meeting will be held at Firehall

- I. Call to order: Nick Goevelinger called the meeting to order at 10:01a.m.
- II. Roll call: Nick Goevelinger called the meeting to order. Present were: Nick Goevelinger, Nancy Rich, Linda Barron, Nate Brostrom, Fred Goetzke, Chris Kline, Guests: Carol Goevelinger and Matt Rich.(Tele conferencing used)
- III. Approval of minutes from August 10, 2012 meeting: Nancy Rich made a motion to accept the minutes as written, Fred Goetzke seconded the motion. All were in favor.
- IV. Treasurer's Report: Fred Goetzke was not able to submit a Treasurer's report. He did report that there was over \$90,000 in the account. Working on filling out statements of past due, additional liens and foreclosures.
- V. Open issues
 - a) Maintenance of Easements: Chuck De Foe was not present. This item has been tabled until the April meeting.
 - b) Liens: Nate Brostrom reported that Courtney's account (Lot 47) was paid in full. Nate Brostrom. reported that the attorney, Steve M. (handling all lien procedures), will be talking directly to Fred Goetzke. This way Fred Goetzke can directly make changes to the books. Once a lien has been paid in full the needed paperwork will be signed, notarized and sent to the County via the attorney.
 - c) Email property owners : Linda Barron recommended that we put all members of the HOA on an email list so that reminders can be sent out regarding meetings held and issues that may come up between meetings. All were in agreement.
 - d) Bank billing format: Linda Barron reported that the billing format (using our HOA account) is no longer available. We were trying to find a more expedient means of paying dues directly to the bank and having this made friendly to members of the HOA when checking their account balance. The billing statements will continue to be mailed out.
 - e) Entrance Sign: Carol Goevelinger reported that the eagle that was part of our entrance sign is now missing. When the sign was repaired the eagle mysteriously disappeared off the old post. Due to the cost to replace it, it was decided that there would be no replacement.
 - f) Parking Signs: Nate Brostrom reported that the "no parking" signs in the cul-de-sacs are up. Nick Goevelinger had Richard Siragusa mount on our existing snow poles. They can be removed with the snow poles and be reused every winter.

VI. New business:

- a) Well Lot Clean Up: Nick Goevelinger reported that it would cost from \$250.00 to clean up & burn debris on each of our two lots. Nate Brostrom made a motion to spend \$350 per lot, but not to exceed \$700.00 for both lots to be cleaned. Nancy Rich seconded the motion. All were in favor. Motion passed.
- b) Special Assessment: Chris Kline reported that our 5 year Special Assessment, to accrue money for our road repair, has two more years (2014, 2015) to completion.
- c) Web Site: Linda Barron requested that the HOA host a website that can be maintained year round. We have difficulty communicating with all our members. This web site could have up to date meeting dates, a copy of all minutes, correspondence and an easy forum for members to request concerns or issues they want discussed at our meetings. Mike Feiler, from Crescent, will design and maintain the web site. He is already maintaining the Diamond Peaks & Summit HOA's. Fred Goetzke made a motion to proceed with the web site. Nate Brostrom seconded the motion. All were in favor. Motion passed.
- d) Back Flow Testing: Nick Goevelinger reported that by October 9th, 2013 all back flow testing had been completed. The results were good.
- e) Other: It was mentioned that many bare land lots in our tract were not being maintained. This needs to be addressed in the future. Hopefully, literature reminding property owners of the guidelines can be posted on the new web site once it is operational.

VII. Adjournment : Meeting adjourned at 10:55 a.m.