

**Emerald Meadows H.O.A. Tract 1355**

**February 3, 2024**

**Meeting Minutes**

**9 am Randee's House**

**Meeting Facilitator**

**Randee Hohenshelt**

**1. Call to Order @ 09:00 am**

**Randee Hohenshelt**

**2. Roll Call**

**Randee Hohenshelt**

**President: Randee Hohenshelt, Treasurer/Interim: Chuck Baker, Secretary: Melissa Erno.  
Members at Large: Nancy Rich, Jeff Krier and Nate Brostrom, Members in attendance: Sue Hohenshelt, Donna Baker.**

**3. Approval of minutes from last meeting**

**Randee Hohenshelt**

**Vote required - 9/9/23 meeting - Motion: Melissa      Second: Nate      Vote: passed**

**10/7/23 meeting - Motion: Chuck      Second: Nancy      Vote: passed**

**4. Report of Officers**

**• President's Report:**

**Randee Hohenshelt**

Road repair in October 2023. Patched and sealed, draining well.

A fallen tree was removed at the entrance. Boulders moved back and more boulders were placed to block off road access.

Two Board positions will be open at the end of the year - Annual Meeting. Treasurer position needs to be filled.

**• Treasurer's Report:**

**Chuck Baker**

Checking \$77,540                      Savings \$ 6841.25                      Total: \$84,381.25

61 Billing Accounts. Outstanding (4), Overdue (1).

**• Water Report:**

**Chuck Baker**

All good, levels are good.

**5. Old Business:**

- Douglas Higgins resigned as Treasurer October 7, 2023. Special meeting - October 7, 2023, Chuck Baker took over responsibilities as interim Treasurer until the end of the fiscal year.

- Lots that are not fire compliant. A second communication will be sent to property owners.
- Owner past due- Certified Return Receipt letter sent to owner. Attorney is now handling.

**6. New Business:**

- Discussed interest in a camera at entrance to Diamonds Peaks - on account of recent break in. Decision to have property owners be responsible for own security/cameras. Discussed neighbors looking out for one another and exchanging phone numbers.

**7. Next Meeting:** May 4, 2024, 09:00 am Randee's home

**8. Adjournment:** 10:30am

**Randee Hohenshelt**