



MEETING MINUTES BOARD OF DIRECTORS MEETING FEBRUARY 26th, 2019, 7:00PM

Pursuant to notice duly given, a regular meeting of the Board of Directors of the Mountain Park Home Owners Association was held at the Clubhouse on Tuesday, February 26th, 2019.

BOARD MEMBERS PRESENT:

President	Eleanor Kurtus
Vice President	Sherri Sacconaghi
Treasurer	Chip Kyle
Director	Theron Post
Director	Bob Price
Director	Dwight Sangrey

BOARD MEMBERS ABSENT:

Director	Janice Krem
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MT. PARK HOA STAFF PRESENT:

Executive Director	Jennifer Anne
Administrative Asst	Cristine Wienecke

MT. PARK HOMEOWNERS PRESENT:

11 El Greco
1 Goya
141 Del Prado

CALL TO ORDER - The meeting was called to order by President Kurtus at 7:00PM.

1. APPEALS TO THE BOARD - NONE

2. VISITOR COMMENTS & LETTERS TO THE BOARD

- **Homeowner from 1 Goya pointed out a necessary correction to the previously approved minutes from January 29th, 2019.** Director Sangrey made a motion that the January 29th, 2019 minutes *Item 2, letter C.* be amended to change "Homeowner from 1 Goya handed out..." to "Homeowner handed out..." Director Kyle seconded the motion, and upon vote by the Directors, the motion passed (Yes-6, No-0).
- a. **Homeowner from 11 El Greco addressed the Board with the following comments:**
 - When are the Standards for Home Maintenance being mailed to residents? Executive Director Anne discussed that the process involves all the committees revising their standards and will all be sent at the same time in the first quarter of 2019.
 - Would like an opportunity to speak at the Annual Meeting; possibly with her attorney. Homeowner will be added to the Homeowner Questions and/or Comments portion of the meeting.

3. READING AND APPROVAL OF MINUTES

- Director Sangrey made a motion to accept the February 11th, 2019 minutes as Amended. Director Price seconded the motion, and upon vote by the Directors, the motion passed (Yes-6, No-0).

4. EXECUTIVE DIRECTOR & COMMITTEE REPORTS

- a. **Executive Director** – Updates from Executive Director Anne
 - KPI Reports for January 2019
 - Just finished with the new trail names; new maps are in progress
 - Cupid dance this past weekend; approx..100 attendees
 - Volunteer Brunch successful

- Audit in progress; approval by the Board will happen electronically prior to the Annual Meeting
 - Leadership meeting last week to launch 2019 initiatives and introduce the Baldrige Framework
 - Reserve study is finishing up in the coming weeks
 - Discussion on clubhouse procedures for inclement weather
- b. **Architectural Committee** – Director Price provided a report from last meeting.
- Cliff Kent has resigned from the Committee due to moving from the area.
 - A dog park is being removed to make room for new construction at One Jefferson; confirming no common property will be encroached on
 - Discussion on the progress of the Architectural standards
- c. **Home Maintenance Committee** – Director Sangrey addressed concerns with staffing in compliance department. Executive Director Anne provided an overview of recent changes made to the compliance inspection processes; including a current campaign on trash can compliance.
- d. **Clubhouse Committee** – The report from the last Clubhouse meeting was provided
- **Proposal for room usage for members; Evening use of Lupine, Afternoon use of KidZone, and Morning availability of Hawthorn room** - Vice President Sacconaghi made a motion that the Board accept the Clubhouse committee’s recommendation to allow special interest group use of the facilities as outlined by the committee. President Kurtus seconded the motion, and upon vote by the Directors, the motion passed (Yes-6, No-0).
 - **New committee member** – Vice President Sacconaghi made a motion that the Board accept the application of Mt. Park homeowner D. Ocon, to become a member of the Clubhouse Committee. Director Sangrey seconded the motion, and upon vote by the Directors, the motion passed (Yes-6, No-0).
- e. **Reserve Committee** – No Update
- f. **Finance Committee** – Director Kyle provided a report from last meeting
- g. **Common Property Committee** – Last Committee meeting report provided by Director Post. Discussed some safer crossing options at Independence and Kerr Parkway being considered.

5. **RESOLUTIONS** - None

6. **OLD BUSINESS**

- a. **Request for use of Clubhouse for Photoshoot** – Executive Director Anne provided an overview of the updates being made to the rental agreements and waivers to include coverage for use of the pool and other areas. Homeowner is requesting a barter for use of the Clubhouse; Board is not able to approve requests to barter.
- b. **Annual Meeting – March 21st, 2019** – Reviewed a draft version of the PowerPoint for Annual Meeting. Final draft version to be presented at March 11th Board meeting. It was decided that Director Krem will serve as the Inspector of Elections for the meeting.
- c. **Baldrige Excellence Framework** – March 23rd & April 13th; 9am to 1pm – Workshop. There is also a SurveyMonkey that will go out by weeks end to Board members and staff.

7. **NEW BUSINESS**

- a. **Committee Master Charter** – Director Kyle provided an overview of the Master Charter, including updates made. Discussion regarding adopting the charter and updating the governance manual. Director Kyle made a motion that the Board adopt the Committee Master Charter and that committee members sign the conflict of interest policy, each year, following the Annual meeting. Director Post seconded the motion, and upon vote by the Directors, the motion passed (Yes-5, No-0). Director Price was absent for the vote.

8. **AT 9:09PM, THE BOARD WENT INTO EXECUTIVE SESSION.**

9. **UPCOMING BOARD MEETINGS** – The following Meeting Schedule was discussed:

Monday, March 11th at 7:00pm
 Thursday, March 21st at 7:00pm (Annual Meeting)

ADJOURNMENT – At 9:37 pm., the meeting was adjourned.

Secretary Treasurer 