



MEETING MINUTES BOARD OF DIRECTORS MEETING SEPTEMBER 24th, 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, September 24, 2019.

BOARD MEMBERS PRESENT:

President	Eleanor Kurtus
Vice President	Sherri Sacconaghi
Treasurer	Chip Kyle
Director	Theron Post
Director	Janice Krem
Director	Bob Price

BOARD MEMBERS ABSENT:

Director	Dwight Sangrey
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MT. PARK HOA STAFF PRESENT:

Executive Director	Jennifer Anne
Administrative Assistant	Cristine Wienecke

MT. PARK HOMEOWNERS PRESENT:

10 Bolivar
11 El Greco
141 Del Prado

CALL TO ORDER - The meeting was called to order by President Kurtus at 7:01PM.

1. APPEALS TO THE BOARD – None

2. VISITOR COMMENTS & LETTERS TO THE BOARD

- Evelyn Cantoral** – Request to implement a Smoke Free Policy for her Condo association. Executive Director Anne to follow up with homeowners to direct them to work with their Sub-HOA.
- Roger Leo** – Letter to the Board regarding concerns with Encroachments. The Common Property Committee will read and review.
- Bob Hill** – Asking Board about Strategic Objectives and what the process is for following up on Property Inspection Requests with the homeowner who made the request.

3. READING AND APPROVAL OF MINUTES

- Vice President Sacconaghi made a motion to approve the August 27th, 2019 meeting minutes as drafted. Director Price seconded the motion, and upon vote by the Directors the motion was passed (Yes-5, No-0). Director Kyle abstained.

4. EXECUTIVE DIRECTOR & COMMITTEE REPORTS

- Executive Director** – Executive Director Anne provided the following updates:
 - CPI Ballot Initiative Progress: Over 1/2 of necessary yes votes obtained to date. 670 votes needed to achieve quorum.
 - Toni Von Ruden has been promoted to the Clubhouse Director
 - Board meeting dates for October to be the 7th and 22nd.
 - Fallen tree on Kerr Parkway – Estimates at \$10K
 - Power surge early last week – Estimate to repair at \$9K
 - Update on compliance department support to be provided at next meeting
- Architectural Committee** – Director Price provided an overview of the last committee meeting, including the Architectural committee's recommendation that artificial turf NOT be allowed in Mt. Park.

Director Price made a motion that the applications for two new committee members, Sheri Krinsky and Marc Carver be approved, Director Kyle seconded the motion, and upon vote by the Directors, the motion passed (Yes-6, No-0).

- c. **Home Maintenance Committee** –Director Krem provided an overview of the last meeting. Draft meeting minutes were provided.
 - Director Kyle made a motion that the Notice of Violations that had decisions made in September be ratified by the Board. Director Price seconded the motion, and upon vote by the Directors the motion passed. (Yes-6, No-0).
- d. **Clubhouse Committee** – No Meeting in September
- e. **Reserve Committee** – Director Kyle provided an update on the last Reserve meeting in regards to 2020 reserve spending.
- f. **Finance Committee** – Director Kyle provided an overview of the last financial meeting, including current financial statistics through August 2019. Recommendations for any surplus allocations will come to the Board in the coming months.
- g. **Common Property Committee** – Director Post provided a brief update from the last committee meeting, including the concerns about the current yard debris policy.

5. **RESOLUTIONS** - None

6. **OLD BUSINESS**

- a. **Action Item list from last Board Meeting** – President Kurtus asked the Board members to review the action item list from the August 27th, 2019 Board meeting.
- b. **CPI** – After a brief discussion by the Board, Director Kyle made a motion that the vote for the CPI initiative be extended through December 31st, 2019. Director Price seconded the motion, and upon vote by the Directors the motion passed (Yes-6, No-0).

7. **NEW BUSINESS**

- a. **Settlement Offer** – Director Kyle made a motion to ratify the electronic vote that the Board proceed with the proposed settlement offer for 55 Eaglecrest. Vice President Sacconaghi seconded the motion, and upon vote by the Directors the motion passed (Yes-6, No-0).

8. **EXECUTIVE SESSION** – At 8:23pm the Board went into Executive session.

- a. Upon resuming the regular session, President Kurtus made a motion to proceed with the legal advice requests submitted by Director Sangrey and Director Price. Upon vote by the Directors, the motion passed (Yes-6, No-0).

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

Monday, October 7th at 7:00pm – Board work session
Tuesday, October 22nd at 7:00pm

ADJOURNMENT – At 8:53pm, the meeting was adjourned.


Secretary Treasurer