

# LAKOTA CANYON RANCH MASTER HOMEOWNERS ASSOCIATION BOARD MEETING

Thursday, April 12, 2018 at 4:30 pm  
Lakota Rec Center, 151 Clubhouse Dr, New Castle, CO 81647

## MINUTES (Approved)

### **Call to Order:**

The meeting was called to order at 4:32 p.m. by Carl Artaz of Integrated Mountain Management. A quorum of the Board was met as the following directors were present: Mark McDonald, Barrie McKorkle, Missen Brucker, and Peter Abplanalp. Savannah Huebsch was absent. Four homeowners were also present. Others present were Bob Johnson and Lindsay Rosenfeld of Integrated Mountain Management.

### **Overall Overview and DRC Notes:**

Mark discussed the goal of increasing communication to the membership to clarify processes and contacts, such as covenant issues and the Design Review process. Rules on basketball hoops and trampolines were reiterated: basketball hoops must be approved by the DRC or stored out of view after use, and trampolines must be approved if above ground. Integrated will work with the Board to draft an FAQs communication to be emailed to the membership and posted on the website.

Mark summarized some of the forthcoming improvements to the Deli: a new ice machine, kegerator, industrial sink, and tables. Expected cost \$2500.

### **Fitness Committee Report:**

Barrie discussed the new Rec Center Access system via electronic card or fob, to be made available to residents upon signing a waiver and agreement. Expected cost of the computer and access system is \$1700 to \$2000.

The fitness committee budget was also discussed. Various improvements to the fitness center are underway, including equipment and agreements to offer services such as massage and fitness classes.

### **Facility Committee:**

Peter provided updates on Rec Center maintenance items, including weather stripping on front doors, entry lighting, painting, and floor drains in locker rooms.

### **Pool Committee:**

In Savannah's absence Mark discussed that prices are being researched for furniture replacements. Pool Rules and Regulations are in the process of being drafted.

### **Social Committee:**

Missen provided a schedule of social events, including the opening party for the pool (May 26), Mother's Day brunch (May 13), and Taco Tuesday (May 22).

**Review of Financials:**

Bob presented the most recent financials indicating the total assets in the amount of \$446,592.65. It was noted that with the current budget in effect as of April 2018, the financial statements show an apparent loss of \$11,000 since additional assessment was not collected in the previous budget for January through March 2018.

**Other Business:**

Private party fees were discussed and agreed to maintain at the current reservation cost of \$200 per event.

**Adjournment:**

With no further business brought before the Board, the meeting was adjourned at 6:13 p.m.