

LAKOTA CANYON RANCH MASTER HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

Monday, July 16, 2018 at 5:30 PM
Lakota Community Center, 151 Clubhouse Dr, New Castle, CO 81647

MINUTES

Approved

Call to Order:

The meeting was called to order at 5:30 PM by Bob Johnson of Integrated Mountain Management. A quorum of the Board was met as the following directors were present: Mark McDonald, Barrie McCorkle, Missen Brucker, Peter Abplanalp, and Savannah Huebsch. Five homeowners were also present. Others present were Lindsay Rosenfeld and Quenton Henry of Integrated Mountain Management.

Open Forum:

The following items were brought before the Board and discussed:

- Whether pool and community center facilities are open to public (confirmed private)
- Status of vacant lot mowing
- Irrigation outside Community Center

Approval of Board Meeting Minutes 6/16/2018:

The previous month's meeting minutes were motioned for approval by Missen, seconded by Barrie, and unanimously approved. Will be posted to the website.

Proposed Subassociation – Villas at Lakota:

The proposed declarations for the new phase of development known as the Villas at Lakota subassociation remain under attorney review.

Committee Reports:

- **Design Review Committee**

Five (5) New Construction applications have been recently reviewed in Lakota.

- **Fitness Committee**

The Committee is trying to generate more interest in the fitness classes. Any announcements will be communicated through Integrated.

- **Facility Committee**

Peter reported that the bird spikes were successful in preventing birds from nesting on the Community Center building. The Committee is still exploring options to conserve energy, such as converting to all LED light bulbs. Peter will evaluate the HVAC system with a technician to create air balance to all areas of the building.

- **Pool Committee**

Savannah reported that punch passes for guests are being tracked. Owners are given one punch pass and if a second pass is needed the cost is \$150.

- **Social Committee**

Missen announced that the Block Party is scheduled for June 21. The Committee is continuing to explore ideas to simplify the calendar and generate interest in social events. A request was made to purchase a cork board for the lobby to post event announcements. It was also requested that Integrated send an email blast to facilitate a volunteer owner/resident directory.

Review of Financials

Bob discussed that the financials were being reworked to give a comprehensive itemization of both HOA and Community Center line items, and that Bill Barnes volunteered to meet with Mark and Bob to review and finalize before sending to the Board.

Other Business

- Missen will research options for purchasing a bike rack
- The next Board meeting is scheduled for Monday, August 27, at 5:30 PM

Adjournment

With no further business brought before the Board, the meeting was adjourned at 6:57 PM.