

LAKOTA CANYON RANCH MASTER HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

Tuesday, January 8, 2019 at 4:30 PM
Lakota Rec Center, 151 Clubhouse Dr, New Castle, CO 81647

MINUTES

Approved

I. **Call to Order:**

The meeting was called to order at 4:30 PM by Bob Johnson of Integrated Mountain Management. A quorum of the Board was met as all directors were present: Mark McDonald, Barrie McCorkle, Missen Brucker, Peter Abplanalp, and Dave McKinney. Lindsay Rosenfeld of Integrated Mountain Management was also present.

II. **Appointment of Board Officers:**

The following Board officer positions were appointed: Mark McDonald, President; Dave McKinney, Vice President; Missen Brucker, Treasurer; Barrie McCorkle, Secretary; and Peter Abplanalp, Director.

III. **Open Forum:**

The following items were brought before the Board and discussed:

- **Whitehorse Village snow removal, timing of storms, and expectations.**
Integrated will send an email to communicate the accumulation expectation of 3-inches on driveways and request for continued feedback. The Board agreed to slush plow on warmer days to reduce ice buildup.

IV. **Approval of Board Meeting Minutes 10/9/2018:**

The previous Board meeting minutes were motioned for approval by Peter, seconded by Mark, and unanimously approved. Will be posted to the website.

V. **New Business:**

- **Proposed request for vacant lot owners to transfer Rec Center privilege to non-owners** - The Board and owners discussed an offsite owner's request to allow vacant lot owners to transfer their Rec Center privilege to non-owners to compensate for non-use. It was the consensus that all owners have the same opportunity to use the facilities regardless of their actual use of them, and that opening them to non-owners would not be in the best interest of the HOA.
- **Potential development in Lakota** - Future development in Lakota's remaining vacant blocks was discussed. Owners had questions and concerns about traffic and density regarding blocks currently zoned as mixed-use.

Owner Roger Sheffield volunteered to lead a subcommittee that would explore this issue and make recommendations to the Board.

VI. Old Business:

- **Villas at Lakota Update** - Mark reported that the proposed subassociation is still working on drafting a Declaration of CCRs, to be reviewed by management and the Board.

VII. Other Business:

- **Fitness Equipment** - Barrie proposed 2 pieces of additional equipment for the fitness center totaling \$2800: a replacement treadmill and a rowing machine.
- **Committees** - Will prepare and report at April meeting.

VIII. Adjournment:

With no further business brought before the Board, the meeting was adjourned at 5:55 PM.