

Hill Pond on Spring Creek HOA Board of Directors Meeting Minutes

Tuesday, October 13, 2020 at 1836 Wallenberg Drive

- Quorum established and meeting called to order by Garry Auld
- Members present:
 - Board members: Garry A., Dave D., Dan G., Larry P., Tom N.
 - HOA members: Dick and Fini Thomas

Dave Dornan made motion to accept changes to agenda. Seconded by Garry Auld. Motion passed.

Minutes from 3/30/20 meeting motion to approve by Tom Noel, seconded by Garry Auld. Passed.

Old Business:

1) Garry made motion to insert into the minutes the approval of Anne Hunt's solar panels at 1800 Wallenberg, and also to put into the HOA secretary box hard copies of the application and of the approval. Seconded by Tom Noel. Motion was passed.

2) Discussion of covenant revision and the idea of using board adopted rules and regulations to address some of the issues, per recommendation of the Covenants Committee.

3) Further discussion of the proposed revision to the covenants after a detailed re-reading of the covenants. The board walked through the different versions of reworded covenants.

Further inspection of the latest revision will be completed before a final revision is ready to present to the Covenants Committee as a courtesy before a finalization is ready to present to the membership.

New Business:

1) Regarding the hiring of a new bookkeeper to replace Bonnie Helgeson, Dick brought a recommendation of Margo Fredlake, who is looking to expand her business in Fort Collins. Dick presented historical ideas about the neighborhood and the HOA covenants.

We refer to the Operations Manual for the HOA in order to define the bookkeeper role. The idea was floated to add "update and maintain the HOA website" to the bookkeeper role.

Suggestion was made to retain Tom Trout, as a member of the finance committee, in a check signing role, as long as he is willing, to maintain continuity and eliminate the need to transfer check writing privileges each year.

Garry will send more information detailing duties and end dates for the hiring.

2) Discussion of the plans for Blue Ocean land development and current development called The Social with regard to parking and trash.

Motion to adjourn made by Larry, seconded by Dan. Motion carried.