

Filing 3 BOD Meeting

January 26, 2021

6:00pm

The HOA Filing 3 BOD meeting was called to order via ZOOM. In attendance, Jane Roe, President, Sarah Halloran, Phil Pettus, treasurer, Kathy Riley, Secretary, Kia Gudewicz, Vice President. Mike Windemuller, Mark Cierna.

The first order of business was to have Mike Windemuller give a synopsis of the "no man's land road" (Willow Springs Drive where it turns and continues from Little Canyon Drive and connects to Wild Plum Cir and continues in Filing 3) and the steps it will take Filing 3 to formally own it. Since it is unclaimed land and the road is starting to fall into disrepair, a sense of urgency required the board to make the decision to claim the road which will cost under \$1000. The Board voted unanimously to acquire it. Kia will get with Mike to see what the next steps are to acquire the road.

Budget: Phil gave the Treasurer's report and has been in contact with K3 to get a few items corrected. We are under budget on trash and snow removal at this point. Phil was going to check on the interest payment for our account. The playground repairs were done.

The condition of Willow Springs Drive in Filing 1 / 2 was discussed. The general feeling is that it is not being kept up to the standards required in the covenants. There were only 2 board members present for HOA 1/2 filings for the meeting from 12 / 15/20 . They were going to have to have further discussion with their other board members before they decide what their course of action should be for their roads. There were several different suggestions as to the maintenance of Willow Springs Drive from Belleview to where it ends in the upper filings. Mark Cierna is our point of contact for this issue. The Board has decided to get updated bids for the repair of Filing 3 roads and no man's land road, et. al.

At this time, there were no covenant issues brought to the Board's attention. Prior approval via emails were given for Gonzalez deck wall and Kia's painting, doors, and windows. A new owner, Williams, will be asking to put solar panels on his home. Jane Roe will be presenting plans for their home expansion. Carriger's house sold and interior remodeling being done..

Kia volunteered her husband Jason, to look at our wood signs that are in need of painting repair.

The Annual Meeting will come around again and Jane wanted to know who would be staying on the Board.

Respectfully Submitted

Kathy Riley, Secretary

