

# HOMESTEAD OWNERS ASSOCIATION INC.

Design Review Committee Meeting  
9:00am, November 11<sup>th</sup>, 2016

1. Call to order – 9:02am
2. New Business
  - Dixon – 1081 Gold Dust – Fence – Action Item 2016-11-1 – The Dixons presented plans to install a three-rail split rail fence on their property. They had their property surveyed to ensure the fence is properly installed. They have an agreement with the neighbors to connect to their fence. After discussion and amendment, and upon motion made by Director McNamara and seconded by Director Portman, it was RESOLVED that the plans be, and hereby are APPROVED as presented.
  - Tobin – 112 Hummingbird Trail – Fence/Landscaping – Action Item 2016-11-2 – Tracy Erickson presented the Tobins plans to install a whole log fence and work on a retaining wall on their property. The DRC had concerns on the height of the retaining wall, stating that if it is taller than four feet a permit from Eagle County is required. After discussion and amendment, and upon motion made by Director Portman and seconded by Director Leingang, it was RESOLVED that the plans be, and hereby are APPROVED subject to obtaining a permit from Eagle County for the retaining wall, if required.
  - Petersmeyer – 79A Hummingbird Trail – Fence/Landscaping – Action Item 2016-11-3 – Tracy Erickson presented the Petersmeyers plans to install trees and a fence on their property. After discussion and amendment, and upon motion made by Director McNamara and seconded by Director Portman, it was RESOLVED that the plans be, and hereby are APPROVED as presented.
3. Member Input – DRC Issues – Old Business
  - None
4. Staff Reviewed
  - Gaul – 155 Meile Lane – Roof – Informational Item 2016-11-1
  - Pistole – 104 Allen Circle – Roof – Informational Item 2016-11-2
  - Poukish – 28 Castle Peak – Roof – Informational Item 2016-11-3

# HOMESTEAD OWNERS ASSOCIATION INC.

Regular Board of Directors Meeting  
9:00 AM November 11<sup>th</sup>, 2016

## ATTENDANCE:

### Present Were Directors:

Erin Allen	Katie DeMore	David Portman
Bill McNamara	Alyson Leingang	

### Also Signed In:

Tracy Erickson	Dan Katlein	Lori Katlein
Patti Dixon	Ross Dixon	Kim Baugh

1. Call to order – 9:14am
2. Member Input
  - None

3. New Business
  - AS&G – Real Fire/Wildfire Mitigation Changes – Preliminary Discussion – Informational Item 2016-11-4 – Bobby Ladd and Tracy Erickson have been working on making changes to the Architectural Standards and Guidelines that will simplify our approval process for homeowners wanting to do wildfire mitigation work or obtain RealFire Certification. Discussion will continue at the December Board Meeting.
4. Matters Pending
  - 2017 Budget and Dues Level – Discussion/Loan RFP – Action Item 2016-11-4 – Tracy Erickson presented the 2017 budget with a proposal to keep dues levels at \$105 per month for homeowners and to increase dues for non-resident members for 2017. After discussion and amendment and upon motion duly made by Director DeMore and seconded by Director Allen, it was RESOLVED that the 2017 budget and dues level be, and hereby are APPROVED as presented. Tracy Erickson presented the five RFPs he received back from the banks for refinancing our remodel construction loan. He recommended going with the proposal from ANB Bank, which is the bank where the loan is currently held. After discussion and amendment and upon motion duly made by Director DeMore and seconded by Director Portman, it was RESOLVED that the refinance be, and hereby is APPROVED as presented.
  - Nominating Committee – Continued Discussion – Informational Item 2016-11-5 – The Nominating Committee will host a meeting immediately after the December Board meeting to meet any interested candidates.
  - West End Development – Homestead Impacts – Informational Item 2016-11-6 – West End is setting up a Metro District and still have no plans in place for a roundabout. Tracy Erickson has been attending Edwards Metro District meetings to try to keep up to date with the latest information about the West End.
5. Approval of Minutes
  - October 14<sup>th</sup>, 2016 Meeting Minutes - Action Item 2016-11-5 – After discussion and amendment, and upon motion made by Director Allen and seconded by Director McNamara, it was RESOLVED that the minutes from October 2016 be, and hereby are APPROVED as presented.
6. Financials
  - Approve Financials – September 2016 - Action Item 2016-11-6 – After discussion and amendment, and upon motion made by Director DeMore and seconded by Director Portman, it was RESOLVED that the financials from September 2016 be, and hereby are APPROVED as presented.
7. Board Member Items
  - None
8. Director and Programs Reports
  - None
9. Adjourn – 9:59am
10. Executive Session: Contract and Legal Negotiations; Personnel Issues

Respectfully Submitted,  
By: Kim Baugh

Secretary to the Meeting