

HOMESTEAD OWNERS ASSOCIATION INC.

Design Review Committee Meeting
9:00 AM April 9, 2021
(Noticed and Attended as Zoom Meeting)

Agenda

1. Call to order – 9:01am
2. New Business
 - Fellman – 236 Gold Dust Drive – Deck Addition – Action Item 2021-4-1 – Steve Fellman presented plans to tear down their existing deck, replace and add on a new section. After discussion and amendment, and upon motion duly made by Director Allen and seconded by Director Kerwin, it was RESOLVED that it the proposal be, and hereby is APPROVED, as presented.
3. Member Input – DRC Issues – Old Business – Hearings (Required and Requested)
 - None
4. Staff Reviewed
 - None

HOMESTEAD OWNERS ASSOCIATION INC.

Regular Board of Directors Meeting
9:00 AM April 9, 2021
(Noticed and Attended as Zoom Meeting)

ATTENDANCE:

Present Were Directors:

Erin Allen	Katherine Smith	Matt Drummet
Cealy Fellman	Joanna Kerwin	Jason Sica

Also Signed In:

Tracy Erickson	Kim Baugh	Karen Shupe
Kris Miller	Steve Fellman	Sarah Franke
Laura Nash Zwiebach	Jens Werner	Alyson Leingang
Tali Fagenblat	Bill McNamara	Dylan Friday
Ron Goldberg	Gabe Shalley	

1. Call to order – 9:09am
2. Member Input
 - An owner informed the board that Edwards Metro District is considering lighting the path near the Millers Creek neighborhood, which may affect Homestead residents who overlook the area.
 - An owner provided an update on the Mtn. Hive development, mentioning the next scheduled meeting is a site visit on May 5, followed by a planning meeting.
 - An owner mentioned that the open space gate is not operating properly and is waiting for an update from Phil at Eagle County Open Space.
 - Lastly, an owner thanked staff for moving the radar trailer throughout the neighborhood.

3. New Business
 - Appoint New Board Member to Vacant Position – After discussion and amendment and upon motion duly made by Director Allen and seconded by Director Drummet, it was RESOLVED that Bill McNamara be, and hereby is appointed to the vacant Director position left by the resignation of Director Pyke.
 - Trails Committee – Mission and Board Goals – Information Item 2021-4-1 – Tracy Erickson mentioned that he has had about 12 people reach out to him with interest in being involved in the trails committee. The Board would like to finalize the mission statement at the May meeting and set committee members at the June meeting. Director McNamara agreed to be the Board liaison.
 - HOA Donations – Review Current Policy – Information Item 2021-4-2 – The Board agreed they are not in a position to donate as an HOA, but are open to help organize for individual giving.
 - Fox Den Webcam – Discussion – Information Item 2021-4-3 – The Board received a proposal to install a webcam near one of Homestead’s fox dens for live stream video. The board and neighbors discussed and determined it would not be a good fit for our neighborhood, or for the foxes. After discussion and amendment, and upon motion duly made by Director McNamara and seconded by Director Allen, it was RESOLVED that it was the proposal be, and hereby is DENIED, as presented.

4. Matters Pending
 - DRC Committee – Interested Members – Informational Item 2021-4-4 – After discussion and amendment, and upon motion duly made by Director Allen and seconded by Director Fellman, the board appointed the following owners to the Homestead DRC: Alyson Leingang, Laura Nash-Zwiebach, David McWilliams, Tali Fagenblat and Dylan Friday. The Board noted that the committee will meet the second Friday of each month at 9:00am, beginning on Friday, May 14.
 - Emergency Exit Point – Hummingbird Filing 2 – Information Item 2021-4-5 – Tracy Erickson is continuing to work with the fire protection district and Edwards Pointe on this item. He is planning to have the area surveyed and cleared of weeds to make it available as an emergency exit access point. He will notify neighboring properties in advance of the survey.
 - Pickleball Court – Discussions – Informational Item 2021-4-6 – Tracy Erickson and Director Drummet tested out the new quiet equipment and found that it is indeed quiet and came in at a lower decibel level than basketball. The Board discussed other changes including limiting the hours, installing a camera and requiring additional forms and signage for users. Ultimately the Board decided to give pickle players a trial period to see how the changes are working and will discuss again at the June meeting.

5. Approval of Minutes
 - March 12, 2021 Meeting Minutes - Action Item 2021-4-2 - After discussion and amendment, and upon motion made by Director Allen and seconded by Director Kerwin, it was RESOLVED that the March minutes be, and hereby are APPROVED as presented.

6. Financial
 - Approve Financials – February 2021 - Action Item 2021-4-3 - After discussion and amendment, and upon motion made by Director Fellman and seconded by Director Smith, it was RESOLVED that the financials from February 2021 be, and hereby are APPROVED as presented.

7. Director and Programs Reports
 - Director’s Report – COVID 19 Update – Restriction and Club Policy Review – Information Item 2021-4-7 – Tracy Erickson gave the board an update on how the Club is handling COVID-19 and discussed yellow level restrictions in place. Tracy also mentioned USTA

protocols, specifically that we will allow opposing teams to play matches at HCC, but that our insurance requires all Homestead USTA team members to be members of the club.

8. Adjourn – 10:14am
9. Executive Session: Contract and Legal Negotiations; Personnel Issues
 - Salter – 463E Edwards Village Boulevard – Installed Changes to Approved Plans Legal – Information Item 2021-4-8
10. Re-convene meeting
11. Adjourn