

# HOMESTEAD OWNERS ASSOCIATION INC.

Board Meeting

September 10, 2021

(Noticed and Attended as Zoom Meeting)

## ATTENDANCE:

Present Were Board Directors:

Erin Allen

Katherine Smith

Joanna Kerwin

Bill McNamara

Cealy Fellman

Also Signed In:

Tracy Erickson

Kim Baugh

Kris Miller

Norman Green

Gabe Shalley

Tisa Olsen

Greg Fedeczko

1. Call to order – 9:28am
2. DRC – Hearings (Required and Requested) / Compliance Issues / Report
  - None
3. Member Input
  - One member was present to address recent board member conduct, reading “10 Ground Rules for Meetings” derived from Roberts Rules, asking the board allow public input in a respectful way. Many of the Board members agreed that the Board can do better and thanked the member for bringing the topic up. Additionally, in member input, a member thanked Tracy Erickson for assisting in getting the Open Space gate repaired. Lastly, another member announced the latest developments with the Edwards Riverpark proposal, stating the next meeting will be held on September 28<sup>th</sup>, and that they have also heard The Hive and West End proposed developments will be going back in front of the Eagle County Commissioners soon.
4. New Business
  - Appointing New Board Member – Action Item 2021-9-1 – After discussion and amendment, and upon motion made by Director Allen and seconded by Director Fellman, it was RESOLVED that Norman Green be, and hereby is APPOINTED to the Board of Directors to serve the remainder of Jason Sica’s term until the General Meeting in 2024.
5. Matters Pending
  - Trails Committee – Committee Board Representative Report - Informational Item 2021-9-1 – Tracy Erickson announced that the committee got rained out of there scheduled meeting this month, but they plan to meet twice more this fall. He also mentioned that the Eagle County Trail Alliance has met once on the Eagle County Open Space Homestead “L” and that we will announce any other upcoming plans as we receive them.
5. Approval of Minutes
  - August 13th, 2021 Meeting Minutes - Action Item 2021-9-2 - After discussion and amendment, and upon motion made by Director Allen and seconded by Director Kerwin, it was RESOLVED that the August minutes be, and hereby are APPROVED as presented.
6. Financial
  - Approve Financials – July 2021 - Action Item 2021-9-3 - After discussion and amendment, and upon motion made by Director Fellman and seconded by Director Allen, it was RESOLVED that the financials from July 2021 be, and hereby are APPROVED as presented.

7. Director and Programs Reports
  - Director's Report – COVID 19 Update – Restriction and Club Policy Review – Informational Item 2021-9-2 – Tracy Erickson gave the board an update, noting that we have not received any additional guidance from the County or State. The Board voted to require staff be vaccinated or wear a mask at all times while on Homestead Court Club property. Additionally, the Board requested signage be posted requesting members and guests who are not fully vaccinated wear a mask while on Court Club property. After discussion and amendment, and upon motion made by Director Green and seconded by Director Allen, it was RESOLVED that new vaccination/mask policy be, and hereby is APPROVED as presented. The Board also discussed the current guest policy and considered temporarily closing the club to guests, however this motion was withdrawn.
8. Adjourn – 10:48am
9. Executive Session: Contract and Legal Negotiations; Personnel Issues
  - Salter – 463E Edwards Village Boulevard – Installed Changes to Approved Plans Legal – Informational Item 2021-9-3
  - 71 Lathrop – Encroachment – Informational Item 2021-9-4