

HOMESTEAD OWNERS ASSOCIATION INC.

Board Meeting
November 11, 2022

ATTENDANCE: Present Were Board Directors:
Bill McNamara Cealy Fellman Erin Allen
Kris Miller

Also Signed In:
Tracy Erickson Jillian Labbe Greg Fedeczko
Greg Sands

1. Call to order – 9:46am
2. DRC – Hearings (Required and Requested) / Compliance Issues / Report
3. Member Input
 - None
4. New Business
 - 2023 Budget and Dues Level – Budget Approval/Ratification – Action Item 2022-11-1 – This general ownership meeting is called to review and approve the Budget for 2023. It was noticed in accordance with Colorado Law. All owners were noticed by mail with the newsletter and the budget was posted online not closer than 10 days before this meeting or further out than 30 days before. At this meeting, unless a majority of all the Owners veto the proposed budget, the proposed budget becomes the budget of the association. After discussion and upon a motion made by Director Miller and seconded by Director Allen, it was RESOLVED that the Budget for 2023 and the corresponding dues level for Homeowners of \$105 per month (for the 10th year in a row) be, and hereby is APPROVED. The approved budget is available on our website.
5. Matters Pending
 - Eagle County Open Space – Trail Closure Discussion – Informational Item 2022-11-1 – The Board announced that Eagle County Open Space decided against closing any trails this winter, but they are planning on closures for the 23-24 winter season and plan to focus on education and posting signage over the next year. Representatives from ECOS, EVLT and CPW plan to attend the December Board meeting to answer questions.
 - The HIVE PUD – County Referral Request – Informational Item 2022-11-2 – The Board announced that referral letter requirements were due on 10/8/22 and now comments are going in front of the developers.
6. Approval of Minutes
 - October 14, 2022, Meeting Minutes - Action Item 2022-11-2 - After discussion and amendment, and upon motion made by Director Allen and seconded by Director Fellman, it was RESOLVED that the October minutes be, and hereby are APPROVED as presented.
7. Financial
 - Approve Financials – September 2022 - Action Item 2022-11-3 - After discussion and amendment, and upon motion made by Director Fellman and seconded by Director Allen, it was RESOLVED that the financials from September 2022 be, and hereby are APPROVED as presented.

8. Director and Programs Reports
 - Director's Report – Informational Item 2022-11-3
 - Board Director Kerwin – Sidewalks, Edwards Metro Update – Informational Item 2022-11-4
 - Board Director Miller – Trails, Open Space, Fire Mitigation – Informational Item 2022-11-5 – Director Miller is still in communications with ERFPD regarding plans for fire mitigation, and still waiting on maps.
 - Board Director Leingang – AS&G's Lawn Care and Xeriscaping Changes – Informational Item 2022-11-6

9. Executive Session: Contract and Legal Negotiations; Personnel Issues
 - Salter – 463E Edwards Village Boulevard – Installed Changes to Approved Plans Legal – Informational Item 2022-11-7
 - Legal – Eagle County – Maintenance of Trail Easements – Informational Item 2022-11-8

10. Adjourn – 10:14am