

HOMESTEAD OWNERS ASSOCIATION INC.

Board Meeting
December 9, 2022

ATTENDANCE:

Present Were Board Directors:

Cealy Fellman	Erin Allen	Kris Miller
Alyson Leingang	Norm Green	

Also Signed In:

Tracy Erickson	Kim Baugh	Greg Fedeczko
Greg Sands	Glen Palmer	Gabe Shalley
Nathan Lehim	Jessica Foulis	Marcia Gilles
Peter Sunneson		

1. Call to order – 9:36am
2. DRC – Hearings (Required and Requested) / Compliance Issues / Report
3. Member Input
 - An owner brought up a question regarding if the Board would consider going back to zoom or a combination of zoom/in person meetings. After discussion and amendment and upon motion duly made by Director Allen and seconded by Director Fellman, it was RESOLVED that meetings continue in person only, and hereby is APPROVED.
4. New Business
 - Nominating Committee – 2023 General Meeting and Election – Informational Item 2022-12-1 – The Nominating Committee announced that Directors McNamara and Leingangs terms are expiring in February. Director McNamara will be re-running and Director Leingang will not be re-running. In the December newsletter, staff announced the openings and requested interested parties provide a bio to Tracy Erickson to be posted on our website and included with the General Meeting Report.
5. Matters Pending
 - Eagle County Open Space – Trail Closure Discussion – Informational Item 2022-12-2 – Representatives from ECOS and EVLT attended the meeting to begin discussion on the importance of wildlife closures and provide a map of preliminary closure area plans for the 2023-2024 winter season. Community members had many questions including if the parking lot would be closed, how do they count number of trail users, how many elk are in the area, what about other wildlife, is there anything the community will get in return, and if they will be asking Homestead to close any of our trails. The representatives from ECOS, EVLT and CPW will plan to get out into the community, plan events, attend the annual meeting in February and post signage to educate trail users on this item.
 - The HIVE PUD – County Referral Request – Informational Item 2022-12-3 – The Board announced that the County is still reviewing referral letter comments.
6. Approval of Minutes
 - November 11, 2022, Meeting Minutes - Action Item 2022-12-1 - After discussion and amendment, and upon motion made by Director Leingang and seconded by Director Miller, it was RESOLVED that the November minutes be, and hereby are APPROVED as presented.
7. Financial

- Approve Financials – October 2022 - Action Item 2022-12-2 - After discussion and amendment, and upon motion made by Director Fellman and seconded by Director Miller, it was RESOLVED that the financials from October 2022 be, and hereby are APPROVED as presented.
 - After discussion and amendment, and upon motion duly made by Director Miller and seconded by Director Allen, it was RESOLVED that Tracy Erickson can manage the investment policy's and be the authorized signer on the HOA's new and existing investment accounts for the next two years, and hereby was APPROVED as presented.
8. Director and Programs Reports
- Director's Report – Informational Item 2022-12-4
 - Board Director Kerwin – Sidewalks, Edwards Metro Update – Informational Item 2022-12-5
 - Board Director Miller – Trails, Open Space, Fire Mitigation – Informational Item 2022-12-6
 - Board Director Leingang – AS&G's Lawn Care and Xeriscaping Changes – Informational Item 2022-12-7
9. Executive Session: Contract and Legal Negotiations; Personnel Issues
- None
10. Adjourn – 11:17am