

HOMESTEAD OWNERS ASSOCIATION INC.

Board Meeting
March 10, 2023

ATTENDANCE:

Present Were Board Directors:

Erin Allen	Cealy Fellman	Joanna Kerwin
Bill McNamara	Kris Miller	Greg Sands

Also Signed In:

Tracy Erickson	Kim Baugh	Patricia Dixon
Greg Fedeczko	Glen Palmer	Louise Willimann
Rita Gale	Sarah Robinson	Hartley LeRoy

1. Call to order – 9:02am
 - Considerations of Changes to the Agenda for Timing or Content – Informational Item 2023-3-1
2. DRC – Hearings (Required and Requested) / Compliance Issues / Report
3. Member Input
 - An owner was present to discuss drainage issues on upper Gold Dust Drive. She thanked Tracy Erickson for getting Eagle County Road and Bridge to come up and look at it and remove some of the snow. They helped to resolve the issue and will continue to work on plans to mitigate it for next winter. This owner also had some questions about the gas usage at the paddle tennis courts. Tracy explained that the gas has been turned off as there is a issue that needs to be repaired by the gas company
 - Another owner was present to discuss signage and safety around the neighborhood. Tracy announced that the radar trailer is being repaired and will be moving around the neighborhood soon. He also mentioned that a new crosswalk is planned to be installed this Spring, crossing Homestead Drive in front of the Club and connecting to Castle Peak Lane. Tracy explained that ultimately all signage is the property of Eagle County. Any additions or changes need to be approved by Eagle County.
 - Director Kerwin asked if the board would be open to the idea of an e-bike station somewhere in Homestead, as Edward Metro District is planning to offer free use of e-bikes throughout Edwards and are looking for docking locations. The board would like more information but said they are open to the idea. Director Kerwin also asked about the possibility of moving the annual HOA meeting to another date. The board discussed and agreed to consider moving the meeting to a different date moving forward. Discussion will continue on this topic.
4. New Business
 - Elect Board Positions – Action Item 2023-3-1 – After discussion and amendment, and upon motion duly made by Director Sands and seconded by Director Miller, it was RESOLVED that Director Allen be, and hereby is appointed to be the Board President, Director Kerwin be, and hereby is appointed to be the Vice President and Director Fellman be, and hereby is appointed to be the Board Treasurer. All remaining Board members will be Secretaries.
 - Appoint DRC members to the 2023 DRC – Action Item 2023-3-2 – After discussion and amendment, and upon motion made by Director Allen and seconded by Director McNamara, it was RESOLVED that the 2023 DRC be, and hereby is APPROVED as presented. DRC committee members are: Tali Fagenblat, Dylan Friday, David McWilliams, Greg Sands and Laura Nash Zwiebach.
 - Nominating Committee – Action Item 2023-3-3 – After discussion and amendment, and upon motion duly made by Director Allen and seconded by Director Kerwin, it was

RESOLVED that the 2024 nominating committee be, and hereby is APPROVED as presented. 2024 Nominating committee members are: Kris Miller, Greg Sands and Tracy Erickson.

5. Matters Pending
 - Eagle County Open Space – Trail Closure Discussion – Informational Item 2023-3-2 – Representatives from ECOS and CPW were present to show a map of the winter 23-24 closure area and discuss how to make it a successful closure. They are looking for partners and would like Homestead to help with communication. More information can be found online at eaglecounty.us/openspace/openspaceprojects.
 - Eagle Valley Wildland – Fire Mitigation Discussion – Informational Item 2023-3-3 – No new updates were presented.
 - The HIVE PUD – County Referral Request – Informational Item 2023-3-4 – The developers have asked for another 90 day extension on their proposal.
6. Approval of Minutes
 - February 10, 2023, Meeting Minutes - Action Item 2023-3-4 - After discussion and amendment, and upon motion made by Director Allen and seconded by Director Miller, it was RESOLVED that the February minutes be, and hereby are APPROVED as presented.
7. Financial
 - Approve Financials – January 2023 - Action Item 2023-3-5 - After discussion and amendment, and upon motion made by Director Fellman and seconded by Director Allen, it was RESOLVED that the financials from January 2023 be, and hereby are APPROVED as presented.
8. Director and Programs Reports
 - Director’s Report – Bylaws Review, Annual Meeting Date – Informational Item 2023-3-5 – The board discussed this item and is considering moving it to the second Friday in February in the evening. They will continue discussion on this item.
 - Board Director Kerwin – Sidewalks, Edwards Metro Update – Informational Item 2023-3-6 – Director Kerwin and Tracy Erickson met with representatives from Eagle County and Edwards Metro District and are working on creating a maintenance agreement that makes Edwards Metro District responsible to cover the maintenance for sidewalks in the public right-of-way that do not have a maintenance agreement in place.
 - Board Director Miller – Trails, Open Space, Fire Mitigation – Informational Item 2023-3-7
 - Board Director Leingang – AS&G’s Lawn Care and Xeriscaping Changes – Informational Item 2023-3-8 – Tracy is working on finding someone from ERWSD to help us to update our AS&G’s considering watering/landscaping/fire risks.
9. Executive Session: Contract and Legal Negotiations; Personnel Issues
 - None
10. Adjourn – 10:59am