



Community Association Board Meeting Minutes  
Wednesday February 1<sup>st</sup>, 2023, at 6:30pm

**Call to Order:** Meeting called to order at 6:48 pm by Danielle Lavala. Board members in attendance, Thom Hearne, Joe Ellis, and John Perry.

**Approval of previous meeting minutes:** Minutes from May 31<sup>st</sup>, 2022, were reviewed individually. A motion was made to approve the minutes as stated, was seconded, and unanimously carried.

**Executive session:** The reviewed status of artificial turf settlement agreement.

**Financials:** Danielle reviewed the January financial reports. The HOA is in good standing.

**Homeowners in Attendance:** No homeowners in attendance.

**ARC Committee:** The committee is still working on Xeriscaping guidelines. These guidelines will match the existing homes on the Rim. The committee will review on a case-by-case basis until the guidelines are finished.

#### **Old Business**

- The board discussed the bylaw changes to quorum for annual meetings. To change the bylaws, a majority vote is needed. Quorum change from 30% to 10% was approved.
- Joe is working with the homeowner to get the common area fence post replaced.
- Discussed replacing the rock along the Warm Spring entrance and burying the drip lines. Jon Irby will provide a quote.
- New Development – Blackrock townhomes. Woven was reviewed by the City in January. There will be 33 lots, with a main entrance on Warm Springs.

#### **New Business**

- Annual meeting
  - Playground inspection – Discuss the need for this at the annual meeting.
  - Discuss the need to update or review the CC&Rs. Will be asking for committee member volunteers at the annual meeting.
  - Snow Removal reminder.

Meeting adjourned at 7:45 pm.