

2018 ANNUAL MEMBERS MEETING

HUNTERS POINT HOMEOWNERS ASSOCIATION

Called to order 1904 with a quorum on 30 April 2018 at Fire Station #18. Sixty seven members were in attendance or were represented by proxy.

I. Minutes of last meeting, 10 May 2017, approved

II. President's report—Ken Riley

- A. The association is going electronic with notifications and billing. We have email addresses for all but 2 owners.
- B. 166 Bungee cords have been attached to trash containers at a cost of about \$200.
- C. The summer party is on again for late August. Last year it was organized by the Wynnes, Wrights and Butels. They asked for help and 4 volunteered from the audience.
- D. The most recent directory is electronic which makes it easier and more timely to make changes. The electronic format was approved.
- E. Carol Jonas-Morrison, who will be leaving the Board, has converted our accounting to Quickbooks. The bank accounts are organized and we can now receive payments by ACH, which is more secure than regular mail.
- F. Bob Biggers leaving office one year early
- F. Jim Patton continues to run the emails, including the blasts
- G. Tony Toniolli continues to work in fire mitigation.
- H. Debi Fornero continues in welcoming new residents.
- I. Approved that the directory will include renters, about 10 families, who will be identified in the directory as renters, since the owners will also be in the directory.

III. Vice President's report—Andrew Will

- A. Snow removal requested only once last winter
- B. We need new help to manage the 4 dog stations. Will offer to residents.

C. Discussed aspects of installing exercise equipment in common areas, including cost, maintenance, liability, and usage. There was minimal interest (2 of 41 household present). Tabled.

D. Tape for lines on the tennis court for pickle ball last year did not stick. We can replace specific tiles with pickle ball lines on them inexpensively. There was interest in moving forward with that.

IV. Treasurer's report—Carol Jonas-Morrison

A. The 2018 budget was distributed. We are slowly drawing down our balance on the general fund. The goal is to have a balance which would cover 6 to 8 months of expenses. We were under budget for 2017 because of less snow removal and the balance was rolled into 2018.

B. Starting with the 2019 budget, it will be distributed in the Fall of each year, rather in January, due to a change in the state law.

C. We periodically conduct a reserve funds study. Assets are evaluated as to the cost and timing for repair or replacement, and assure that there adequate funds for the private drives, common areas, trails, park and tennis court for repair or replacement. We are due for a study this year.

V. Architectural Control Committee—Tonya Lark

A. 28 requests made and approved in past year.

VI. Covenant Enforcement—Tonya Lark

A. No outstanding covenant issues.

VII. Fire mitigation—Tony Toniolli

A. Chipper dates this year are 14 May and 23 July. Cleanup will be 12 May, managed by Andrew Will. CSFD will have a representative at the cleanup.

B. 21 families have applied for and been approved for matching grant funds for fire mitigation

VIII. Web Master—Michael Park

A. From April 2017 to April 2018, there were 850 unique visits with an average of 5 minutes per visit. There were 4500 page visits, most from Colorado. The most common information sought was phone numbers and contacts. It was also frequently used to view the newsletter.

IX. Election of Board members

A. Tonya Lark and Andrew Will are on the board until 2019 and 2020.

B. Ken Riley and Carol Jonas-Morrison have completed their terms and Bob Biggers is requesting to be replaced now, one year early.

C. Ken agreed to stay in office for another term, Steve Helm has been working with Carol Jonas-Morrison on the treasurer duties and volunteered to join the board. Bob Biggers desires to be replaced on the board. His term ends in 2019. Michael Park agreed to join the board to complete Bob's term. These changes were approved by a unanimous vote.

X. Open forum

A. Nothing new or additional

XI. Adjournment The meeting was adjourned at 2019.

Upcoming meetings

13 June @ Andrew Will, 11 July @ Ken Riley, 8 August @ Tonya Lark