

PROPERTY OWNERS ASSOCIATION OF CERISE RANCH

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Wednesday, January 23rd, 2019 at 6:30 pm
Cerise Ranch Clubhouse
0157 Cerise Ranch Road, Carbondale, CO 81623

Board Meeting Minutes

1. **Call to Order/Verification of Quorum:** Meeting was called to order at 6:37 by Aaron Walker with Integrated Mountain Management. Quorum was established with the following directors present: Peter Dolan, Greg DeRosa, and John Kinney, and Mike Hoffman. Bob Johnson with Integrated Mountain Management was also present.

2. **Financial Review:** The year-end financials were presented for review. It was noted that there was \$69,801.52 in the operating account, and \$390,635.48 combined in the reserve accounts. It was also noted that the association operated at \$19,246.05 income over expense for the year. Bob informed the board that all but \$9000.00 from the operating account will be transferred to the reserve account. Also, Integrated will be opening an additional savings account for reserve funds.

3. **Appointing 5th board member:** Katie Erickson will be the 5th board member. Aaron will send her all of the Governing Documents for the association. The board terms are as follows:

Katie Erickson and Greg DeRosa expire - 2019

Peter Dolan and Mike Hoffman expire – 2020

John Kinney expires - 2021

4. **Discussion regarding survey results:** The survey results were presented to the board. They feel like they need more time to review and process before any decisions can be made.

5. **Additional Business**

- **Berm:** Greg feels like the association needs a tree planting plan for the berm. There will be lots of trees that need to be put in. There was also a discussion as to whether the association should allocate part of the real estate transfer fee money for trees.
- **Pool Committee:** Casey Livingston and Casey Slossberg will be on the pool committee.
- **Culverts:** Peter will contact Badger about jetting out the culverts.
- **Yard Sales:** Aaron will check the CCRs to see what they say regarding yard sales.

- **Head Gate:** The head gate isn't closing all of the way. Peter will look into getting it cleaned out in April prior to the May startup.

6. Schedule Next Meeting: The next board meeting is scheduled for March 27th at 5:30 pm.

7. Adjourn: Meeting was adjourned at 7:37.