

PROPERTY OWNERS ASSOCIATION OF CERISE RANCH

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Thursday, February 20, 2020 at 6:00 pm
Cerise Ranch Clubhouse
0157 Cerise Ranch Road, Carbondale, CO 81623

Board Meeting Minutes

- 1. Call to Order/Verification of Quorum:** Aaron Walker with IMM called the meeting to order at 6:06 pm. Quorum was established with the following directors present: Peter Dolan, Linda Ornstein, Mike Hoffman, Katie Erickson, and John Kinney.
- 2. Election of Directors:** Peter will remain President. Mike will be Vice President, and John will be Secretary.
- 3. Approval of 10/8/2019 Board Meeting minutes:** Peter made a motion to approve. Mike seconded the motion, and all were in favor.
- 4. Financial Review:** The December financials were reviewed. It was noted that there was \$27,349.92 in the operating account, \$366,508.91 combined in the reserve accounts, and \$101,504.95 in the Vectra Bank CD. I was also noted that the association is operating at \$30,978.66 income over expense for the year.
- 5. Maintenance Update**
 - **Spring ditch burning:** Mike and Peter are going to clean the Harris and Reed ditch this year.
 - **Road work estimates:** Peter is going to get estimates in the spring for road maintenance.
 - **Flower bed maintenance:** Front entrance flowerbeds will be upgraded this spring. Also, a new flowerbed will be installed in the first roundabout.
 - **Vacant lot maintenance:** Vacant lots will need to be maintained this summer. Notice will be sent to homeowners with details.
 - **Berm update:** The berm project will be finished by winter of 2020. There was discussion about expanding the berm on the east end and across from the clubhouse to where it is finished. Peter will investigate options.
 - **Field haying:** Fields will be hayed this summer.

6. Additional Business

- **DRB update:** One shed has been approved for John Kinney. Waiting final landscape plan for Lot 6. Lot 56 just sold.

7. Homeowner Open Forum

- **Pond:** Peter cleaned out the pond inlet today and that should clear up the smell at the entrance. There was discussion regarding hiring an engineer to help come up with a plan to help with the smell of the pond.
- **Street Parking:** A notice to homeowners about no street parking.
- **Mailbox:** Board is considering putting a bigger box at mailboxes for large packages.

8. Adjourn: Meeting was adjourned 7:45 PM.