

The Pines – East Village Homeowners Association

2021 Annual Directors and Members Meeting – Minutes

Date: Tuesday December 28^h, 2021 Directors - 3:15pm
Members 4:00pm – 5:00pm

Location: Zoom Meeting Information – If you want to attend via Zoom

Meeting ID: 869 6515 8116 Passcode 626010

<https://us02web.zoom.us/j/86965158116?pwd=TVFhTjZ1d1IveVNtTFpyRUczYXlxZz09>

(You should also be able to copy the link above to your WEB page to enter)

- 1) Roll call - Directors **Tim Lindenfelser, Tom O'Connor, Charles Shenk, Margaret Marsland, Ed Bakalarz**
- 2) Introduction of Board members
- 3) Quorum established by 20 members either in attendance or proxy's returned.
- 4) Approval of minutes of December 28th, 2020 Motion by Tom O'Connor and 2nd by Tim Lindenfelser – all voted in favor as written
- 5) Review operations 01/01/21– 12/30/21 Discussions of issues – a) Fire Fuels Mitigation – Teams from Western Timber and The Colorado SWIFT Correctional Department teams, completed the last years project and will be looking at the next years work to be scaled back and review next steps with approximate costs in the spring. b) Lift systems – no large expenditures are forecast. c) Test how to better camouflage utility boxes. - Christine Lindenfelser and Bill to study project and costs to address questions of process and costs
- 5) Review and Approval of Proposed Budget for Calendar year 2022 - Budget for 2022 increased to \$7,250 / year

- Election of members for Board of Directors - Nominations from floor will be accepted. – Tim Lindenfelser is only member whose seat is expiring this year. Director John Zrno is retiring, and Director Robert Chodos has sold his property and therefore no longer a member of the association. This next year directors to request other members to step up to assist in the directorship of the association. We will be losing a couple of current members next year and new directors are needed. Tim was re-elected for another 3 year term.
- 6) Directors Comments – Discussion regarding issues arising from Short Term Rentals of Pines Homes. Directors have observed non-homeowners, which are renting a few homes are causing some concerns for owners. Ranging from loud sounds / noise / music coming from rental properties to vehicles speeding through neighborhood to generally dis-respecting the neighborhood and the resident's peace and quiet. Ski's left on trails outside of rental properties, jumps made on trails. Not being able to contact renters to request they change their actions. Possible remedies are to look at are: a) Adding a rule to require owners whom do rent to forward to property manager, contact information of renters. b) Looking into the ability to change Pines-East Village HOA Declarations of Covenants, Conditions and Restrictions to restrict amount of short-term rentals (less than 30 days) to 1 - 14 day period per year.
- 7) Non-agenda business - Open discussion
- 8) Next Year's Annual Meeting date: **TO BE DETERMINED – Wednesday December 28th 2022**
- 10) Adjournment