

**CLOS CHEVALLE HOMEOWNERS ASSOCIATION**  
**Board Meeting Minutes**  
**February 20, 2020**

8:35 a.m. - 9:53 a.m., Jim Gurke's home

**Call to Order:** The meeting was called to order by Jim Gurke at 8:40 a.m.

**Present:** Jim Gurke, Lew White and Lori Wentland. Kerry Albright joined via phone for the Finance Committee Report.

**Absent:** Larry Peabody and Bart Harmeling

**Approval of Minutes:** The draft meeting minutes of January 16, 2020 were unanimously Board approved.

**Finance Committee: Lew White**

- Lew White presented the financial reports for January, 2020. January expenses were on track against budget. There were no material changes to the final 2019 year-end financials, as reported in early January to the HOA.
- Annual assessment payments are coming in. Reminder notices were sent out to those with outstanding balances.
- The electronic (email) assessment invoices have improved results compared with previous invoices sent via regular mail, resulting in cost and administrative savings and in quicker turnaround of assessment payments received.
- Bookkeeper Kerry Albright has received a few inquiries regarding the possibility of electronic payments. The Finance Committee will check into this prior to next year's assessments.
- Next year's budget should reflect timing of the Bear Mountain Water District HOA irrigation water payment in January rather than March.

**Facilities Committee: Bart Harmeling (Jim Gurke reporting for Bart)**

- Jim reviewed favorable plowing and sanding activity and expenses year to date.
- Lew will conduct an insurance review with attorney Jeff Fehr regarding BMR Rd.
- Shane Collins indicated that Rocky Pond staff will install our newly fabricated deer exit gates at Rocky Pond's expense. One gate will be installed on the north end of the neighborhood, with the other to be located on the west end near the Mirabella gate.
- Common area maintenance may begin sooner than usual due to the early spring, but will not negatively affect the overall budget allocated for annual maintenance.

**Architectural Design Committee: Larry Peabody**

- Report postponed until Larry returns.

**Secretary's Report: Lori Wentland**

- Lori will fill in for Lew, checking for mail, etc., during his upcoming travels.

**President's Report: Jim Gurke**

- A decision was made not to contact Bear Mountain Ranch entities about plowing and sanding of BMR Road. We will continue current practice for now.
- The March 19 Board Meeting was canceled.
- The 2020 HOA Budget was ratified on February 20, 2020, following its scheduled meeting in which no Owners attended or submitted written objections to the draft budget.

**Old Business:** None

**New Business:** None

**Next Scheduled Meeting:** Thursday, April 16, 2020, 8:30 a.m. at Jim's home.

**Adjournment:** The meeting was adjourned by Jim Gurke at 10:15 a.m.

The minutes were prepared by Lori Wentland, CCHOA Secretary.