

HON HOA Board Meeting Minutes for February 21, 2025

(Approved at the March 10, 2025 Board Meeting with all Directors attending. Motion made and seconded to approve as written

All in Favor)

Meeting Called to order by David Richardson, President: 4:00pm.

Attendance:

David Richardson, President

Ladene Culp, Secretary

Theresa Springer, Director

Walt Swanson, Dana Buckley, Doug Millican, Kathi Landers, Kathy Marshack, Jeanene Lopez, Bruce Blank, John Metschan, Jeremy James (HON HOA Attorney)

Quorum Achieved

Motion to approve minutes from February 6, 2025 Board Meeting as read, made and seconded:

David, Theresa, Ladene attending. All in Favor.

Lot 11 project:

Theresa S noted that Lot 11 sent in an application to the DRC for work on downspouts and drainage. It was concluded that the project to be completed is infrastructure, similar to the project done recently to Lot 10 septic system repair as infrastructure and has no need for DRC or Board approval. Project starts soon.

Treasurer's Report:

Cindy Van Leuven has resigned from the Board.

Motion to approve Ladene Culp as co-Treasurer with David Richardson made and seconded.

David, Theresa, Ladene attending. All in Favor.

New Business:

Board Member position discussion:

There were two open slots on the Board with the resignations of Steve Baumgarte and Cindy Van Leuven. In the order of recording their application, John Metschan and Bruce Blank (this order was incorrectly reversed at the meeting and is corrected here) volunteered for the open positions of Board Members at Large. This filled the need for volunteers.

Motion to approve Bruce Blank as Member at Large to the Board made and seconded:

David, Theresa, Ladene attending. All in Favor.

Motion to approve John Metschan member at large to the Board made and seconded:

David, Theresa, Ladene, Bruce attending. All in Favor.

John to replace Steve Baumgarte.

Bruce to replace Cindy Van Leuven

Reopened complaints from Lot 10, Lot 53 correspondence:

Legal advice to be sought

Motion to move the Board into executive session made and seconded:

All in favor.

At 4:08pm, members were moved to the lobby, Jeremy James joined the session, David R recused himself.

At 5:21pm Meeting was reopened, members brought out of Lobby.

From the Executive Session:

Motion to have Jeremy research special and regular assessments pertaining to our specific type of HOA, made and seconded:

Ladene, Theresa, Bruce, John attending:

All in favor

Board Member Items:

There were topics on the agenda that did not get discussed due to time constraints from the above concerns.

David Notes:

Possible Newsletter: added to next meeting

Ladene Notes:

Trusts: added to next meeting

Fine Schedule process and review: added to next meeting

Dollars spent on Attorney and why: added to next meeting

Theresa Notes:

Findings on spray in the minutes: added to next meeting

Reports from Committee:

DRC Rules Working Group/Theresa: Added to next meeting

Rules and Regulations Team/Ladene: CCR 5.7 Signs: added to next meeting

Old Business: N/A**Next meeting: TBA**

Meeting closed at 7:23pm by Secretary Ladene

Minutes provided by Ladene Culp, HON HOA Board Secretary.