



Farm at Creekside HOA
1067 S Hover St. Unit E-131
Longmont, CO 80501
www.fachoa.org

June 2025 Board Meeting Minutes

Date: June 19, 2025

Start Time: 7:06 pm

Attendees: Tom Trader (President), Adam Kuyt (Vice President), Liela Haynes (Treasurer), Scott Gilles (Board Member), Tiffany Ross (Board Member)

Absent: Laura Woeste (Secretary)

TOPICS

1. Covenant Committee:

- a. Get Marked-up questionnaire from Altitude on FACHOA website – Tom to scan and send to Scott Midler.
- b. Send Email to FAC residents by July 1 to review the document (Tom). Ask for follow-up by July 28th and ask for any volunteers to be on this committee (need about 5).
- c. When the review is done and passed onto Altitude for a full legal document, it is done. However, it should be reviewed yearly as HOA laws may change over time.
- d. What types of penalties should be issued for non-conformance to covenants? Need additional discussion on this.

2. Financial

- a. Liela presented the current financial report (From Jan 1 through May 31). All looks good.
- b. Discussed when next HOA dues should start. It should start as of 10/1/2025 and the homeowner will be delinquent if no payment is received by 12/31/2025.
- c. Liela also discussed that the bank we deal with (High Plains Bank) has a CD at 4.20% APY for a 3-month term. It was unanimously decided to take advantage of this higher rate by investing \$25,000 from our savings into the 3-month CD. Liela to implement and Tom to approve (via DocuSign).
- d. We also unanimously agreed to use services to help with mailings to the homeowners instead of doing everything by hand. We have adequate resources in the budget for this.

3. MailChimp

- a. This would be used to send a block of Emails to the FAC homeowners. There are about 232 Email addresses for the homeowners in the FAC. However, I was disconnected from my Nextlight Email account when I tried to send the last Email to the homeowners.
- b. MailChimp is a marketing website that can send bulk Emails without the limitations that Nextlight has.
- c. This is still under investigation and not implemented yet.

4. Other business

- a. Signage was put up throughout the FAC development for the upcoming neighborhood garage sale (on June 28, 2025).
- b. We are investigating getting a couple of large dumpsters brought in to be used by the FAC development to get rid of junk. This was well received in the past. Scott and Tiffany are checking the cost.
- c. Scott is also checking on the cost from the City of Longmont to have an electrical connection by the FAC entrance at Sunset and Creekside Drive. This would be used for lights to shine on the entrance signs like Creekside does across the street from there.