

Eagle Landing Homeowners Association

Board Meeting Minutes - September 12th, 2020

Fall River Room Estes Park Condos

1400 David Drive

Estes Park Co 80517

A board meeting was held after the annual meeting on Sept 12, 2020 at the Fall River Room of Estes Park Condos 1400 David Dr. Estes Co 80517.

Meeting was called to order by interim President Tobi Manspeaker at 12:10pm

Those attending were:

Tobi Manspeaker

Donna Elston

Stacey Adams

Jim Buck

Erika Goetz

Maria Karr

Establish Board of Directors

After some discussion, the following decisions were made:

1. Donna Elston – Tobi Manspeaker made the motion, seconded by Doug Werner that Donna Elston be a Member at Large. This was unanimous other than one abstention.
2. Stacey Adams – Tobi Manspeaker made the motion, seconded by Erika Goetz that Stacey Adams will be the Treasurer for the Association. This was unanimous.
3. Erika Goetz – Jim Buck made the motion, seconded by Zora Thoms that Erika Goetz be a Member at Large. This was unanimous.
4. Tobi Manspeaker – Jim Buck made the motion, seconded by Steve Bendit that Tobi Manspeaker will be the President of the Association. This was unanimous.
5. Jim Buck – Doug Werner made the motion, seconded by Zora Thoms that Jim continues as Secretary. This was unanimous.

Maintenance Report

The F5 and H5 steps are in crisis condition. Jim Buck made the motion, seconded by Tobi Manspeaker that these steps be replaced as soon as possible. Jacques will be getting a bid for metal steps.

The H4 deck will be finished at HOA expense.

The fence on the west side of E building is nearly finished. Used solid fencing instead of partition fencing will be between the 2 patios for privacy.

Jacques has given us a bid of \$600 to install corrugated metal under all the staircases to keep water from pouring onto the entry ways of the lower units. Erika Goetz made the motion, seconded by Donna Elston to approve this bid. This was unanimous.

Erika Goetz has a water issue by her slider door due to a sprinkler head. Tobi Manspeaker seconded by Donna Elston made the motion to have Craig Turner asses the problem and report back to the board.

To keep small animals from entering a unit, chimney mesh was suggested. Donna Elston made the motion seconded by Tobi Manspeaker to proceed with this project. This was unanimous.

It is suggested that homeowners have their fireplaces cleaned on a yearly basis.

E building continues to have a water pressure issue. Jacques will investigate, discuss it with the town if necessary and report back to the board.

Three bids will be obtained for snow plowing.

Snow shovelers have been hired.

Rock Point Landscaping has proposed to fall cleanup, tearing out old junipers, adding flagstone and much more. Their price is \$3600. Tobi Manspeaker made the motion, seconded by Erika Goetz to hire this company. This was unanimous.

Most of the newspaper boxes will be removed as only two owners currently subscribe to the Denver Post.

Exterior lighting is a new issue as we are out of code. This will be pursued.

Financial Reports – Maria Karr

Check Detail: this report shows activity between July 14th-Sept 11th, 2020. All checks were written from the operating account. Maria reviewed several of the larger checks written during this time frame. Jim Buck made the motion, seconded by Tobi Manspeaker to approve this report as presented. This was unanimous.

Estes valley Asphalt lost the original check so a second one was re issued.

C1 window was accidentally broken by Nate Ford and a check by us was issued to Boyatt Glass. Jim Buck made the motion, seconded by Tobi Manspeaker to approve this report as presented. This was unanimous.

Old Business

The phone directory is not complete as ten owners/tenants have not completed the survey. New owners also need to be added.

Information about the reserve study was presented by Tobi Manspeaker. Their study will attempt to determine the estimated remaining useful life of a structure on the property. If adopted, this would be added to the 2021 budget.

Next Meeting

The next meeting will be October 17th at 10:15am – Location to be determined.

Adjournment

Tobi Manspeaker made the motion, seconded by Donna Elston to adjourn. This was unanimous.

The meeting adjourned at 1:55pm

Jim Buck

Secretary