

Annual Board Meeting 11/02/2016 @ 6:02pm with quorum

Fire Station- Community room - Fire Station #18, 6830 Hadler View, Colo. Spgs., CO 80919.

Board members and guest in attendance:

Mary Jo Greene- absent

Barbara Ocone –in attendance

Annette Hubbell –in attendance

David Packiam –in attendance

John Baker-absent

Chris Taylor-guest

Brent Ambeul-guest

Kristie McKitterick

Kelly Denning

Introduction of board members-Barbara Ocone, David Packiam and Annette Hubbell

Guest Speakers

- Brent Ambeul – CSPD-Falcon Division-Crime Prevention

-Chris Taylor- Taylor Made Property Services

Presented current issues being addressed to better the irrigation system and landscaping

2015 Annual Meeting minutes

Motion from the floor to approve the 2015 minutes, motion from 6130 Prefect View resident, 6220 Fence Post resident second- motion carried.

Retreat Point

Treasurer -Andrew Mills

Landscaping

No report from committee

ACC Report

Don Frueh

Landscaping –Chris Taylor – challenges with irrigation system is being addressed and proposal for update of equipment will be presented to the HOA Board. Snow removal is at a cost high and will be forecasted in the 2017 budget.

Gate- Repair contract in place - new gate code and information will be sent through USPS

Road Project – three year funding plan delayed, funding goes into the non-shared reserve. Non-shared reserve is not compromised.

Review of points of interest from 2016 expenses and plans for 2017 budget. The planned additional extra 15K a year into the road plan, not be on target for 2016, hope to gain back in 2017 going forward.

Budget Presented

-Operating accounts, Shared Reserves, Non Shared Reserves

-Expenses- over budget. Will propose assessment increase

Budget Details

Forecasted verses real cost

Budget detail over current annual assessment-presented additional increase of \$7.00 a month per home. \$155 plus \$7.00=\$162 monthly assessment, with the additional \$53.00 for the road repair project.

2016 Financial Operational Expense

Highlighted expense over budget and other expenses on track

Reserves actuals, activity and forecast

Election of Association board members

Introduction:

John Baker

Don Frueh

David Packiam

New Board members voted in by paper ballad - John Baker and Don Frueh.

Meeting adjourned at 8:07pm MT, motion Barbara Ocone, Don Frueh seconded

Annette Hubbell-Retreat at Rockrimmon HOA Secretary November 2, 2016

