November 9th, 2023 Board Meeting Minutes

Meeting called to order at 7:00 pm
Board Members Present: Cody Meyer, Mackenzie Mast, Patrick Mowery and Tia
                        Branstetter
Board Members Absent: Molly Holmes, Debi Cornell and Missy Villa
Board Quorum: Yes
Approval of 2023 October Minutes: Yes, 1st Mackenzie Mast / 2nd Patrick Mowery
Homeowner Attendance: 2

Homeowner Concerns/Comments:
- A homeowner was concerned about how dark the paths were at night and suggested lighting

PIPS:
- Lot 177: New roof, siding (medium green), enclosed patio and windows.
   Approved - 1st Mackenzie Mast / 2nd Tia Branstetter
- Lot 93: Build a red cedar fence. Approved - 1st Mackenzie Mast / 2nd Patrick Mowery

Unfinished Business:
- Removal of willow tree: Update on hold
- Basketball fence posts need to be replaced – on Hold
- Monthly financial: Tax returns filed with CPA and winners of drawing for CCHOA 2023 dues paid early Lot 76 and Lot 161 Congratulations!
- AJ Landscaping, leaf removal: $3700 - Approved 1st Mackenzie Mast / 2nd Patrick Mowery

New Business:
- HOA software options – browsing new software to replace old outdated software. Tabled till next meeting
- Property Standards
-Trailers / Boats: send out notices
     -Tree trimming above streets for clearance of larger vehicles
     -Gazebos / open air covered areas

President: Cody Meyer
   Working to improve data (information) -Looking at new software Picked up Chlorine for pool checked chemicals, Acid etc

Vice President: Mackenzie Mast
   Passed Property standards off to Patrick Mowery>Going to get together with Debi Cornell and help with RV lot.

Maintenance: Molly Holmes
   None

Treasurer: Missy Villa
   None

Rec. Center/RV Lot: Debbie Cornell
   Rec center: Check paper towels and trash can liners. RV lot: None

Property Standards: Patrick Mowery
   Will have a report next meeting

Homeowner Comments:
   None

Meeting Adjourned at 8:20pm: 1st Patrick Mowrey / 2nd Mackenzie Mast
Submitted by: Tia Branstetter Secretary
Next board meeting is scheduled 7pm on December 14th, 2023 at the Rec Center