

# *Community Preservation Association*

## *Homeowners Association*

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### **BOARD OF DIRECTORS MEETING MINUTES**

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Date: July 6, 2020, Time 10:00 A.M. MDT

The following members of the Management Committee were present:

Charlie Robbins, Property Manager, Sea to Ski  
Teri Hoenstine, Property Manager, Sea to Ski  
Melyssa Davidson, HOA Attorney, Wrona Law

The following members of the Board were present:

Will Pratt, Board Member  
Kate McChesney, Board Member

The following Owners representing Overlook and Soaring Hawk were present at the meeting:

Hilton Geartner  
Bruce Woelfle  
Linda Rubin  
Ken Osleger  
Kip Paul  
Brad Airmet

The meeting was held via conference call.

#### **Quorum.**

Two of the three board members were present. A quorum was established. Excused absence for board member Bob Martino.

#### **Meeting Called to Order**

The meeting was called to order by Charlie Robbins at 10:03 AM. Charlie and Will welcomed those in attendance.

#### **Homeowner Comments**

The Overlook owners wanted to discuss the scheduling of homes for staining. They were advised that the staining vendor hired by the association evaluates the homes each spring and determines which ones are most in need of being stained that calendar year. Since the dues increase of January 2019, the HOA has been able to stain a total of 17 of the 22 homes. Some owners asked if a schedule of OV home staining for next year can be placed on the HOA

website. This will be posted in the next few weeks.

The Overlook owners also wanted to find out about switching internet service from Utah Broadband to Allwest Communication. Teri mentioned to the owners in attendance that she contacted Allwest in late January of this year. At that time, the pricing information provided by Allwest was significantly higher. Teri will circle back with Allwest to see if they currently offer revised or better pricing options.

### **Budget**

Charlie Robbins went through the association's financial information through May 31, 2020. The attendees reviewed the information provided and Charlie answered their questions.

### **Property Report**

Teri Hoenstine provided the property report. Highlights of her report included:

- New/upgraded lighting at the Hideout entrance were recently installed.
- The annual weed spraying has been completed for Overlook and the common areas.
- The vegetation on the sides of trail are scheduled to be trimmed back before July 15<sup>th</sup>.
- 6 homes are in the process of having their exterior stained at Overlook.
- The dead trees at the Hideout and Soaring Hawk entrance areas have been replaced.

### **Adjourn Open Meeting**

Will made a motion to close the open session and move into Executive Session. Kate seconded the motion. Open session of the Board Meeting was concluded at 10:55 AM.

### **Executive Session**

Board discussed Executive Session business.

Executive Session adjourned at 11:15 AM.

### **Certification of Approval**

I hereby certify that the aforementioned minutes were approved by the Management Committee on \_\_\_\_\_.

Signed:

\_\_\_\_\_  
Teri Hoenstine  
Property Manager for HOA