
RECORD OF PROCEEDINGS

Minutes of the Meeting Of the Board of Directors of Sky Legend at Cotton Ranch Association

May 16, 2019

A Meeting of the Board of Directors of Sky Legend at Cotton Ranch Association, Eagle County, Colorado, was held May 16, 2019 at 6:00 p.m., at the Creekside Grill & Clubhouse, Gypsum, Eagle County, Colorado, in accordance with the bylaws of the Association and applicable statutes of the State of Colorado.

Attendance The following Directors were present and acting:

- George Sheram
- Harry Taylor
- Katie Paxson
- Alan Pfister (joined the meeting at 6:30pm)

The following Directors were absent and excused:

- Lisa Bystrom

Also in attendance were:

- Eric Weaver, Marchetti & Weaver, LLC
- Diane Kovalik, Secretary to the Meeting
- Shawn Gerber, Gerber Tree & Lawn
- Wendy Miller, Down Valley HOA Services

Call to Order

The Meeting of the Board of Directors of Sky Legend at Cotton Ranch Association was called to order by Eric Weaver at 6:00 p.m. noting a quorum was present.

Public Input There was no public in attendance.

Agenda There were no changes to the agenda.

Minutes The Board reviewed the February 19, 2019 meeting minutes. By motion duly made and seconded it was unanimously

RESOLVED to approve the February 19, 2019 meeting minutes, as presented.

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Landscaping

Update

Shawn Gerber stated the irrigation was up and running and the new filter system was more efficient and seemed to be working well. The Board discussed the need for a spring cleanup walk around meeting and tentatively selected Monday, June 3 at 6pm, weather dependent.

Mr. Gerber has compiled a list of homeowners who want to convert their mulch to red rock and stated he can complete the project in 2-3 days once the rock has been delivered. Director Sheram stated Pioneer Sand Company has the Wyoming Red Rock in stock and he will call to requote the price of the rock quantity needed and delivery fees. Mr. Weaver stated the HOA has funds in the budget to hopefully complete the project this summer and requested Director Sheram and Shawn Gerber coordinate this project completion.

The Board agreed that the median water & plantings was considered a lower priority to the red rock project installation and agreed to discuss the topic later in the year.

Mr. Gerber left the meeting at 6:30pm

Operations

Mr. Weaver stated the onsite operations at Sky Legend was difficult for Marchetti & Weaver to oversee as this is outside their normal scope of survives. The current Community Liaison, Wendy Miller, who lives in the community, submitted a more inclusive proposal to the Cotton Ranch HOA to conduct compliance and operations oversight which was approved. Ms. Miller submitted a similar proposal to the Sky Legend HOA Board for their consideration and discussed her qualifications.

Ms. Miller left the meeting at 6:40pm. The Board complimented her performance on current responsibilities thus far and approved her revised operations and compliance proposal.

Ms. Miller rejoined the meeting at 6:50pm to discuss current rules and regulations regarding on street parking and the need for consistency in rules enforcement.

Collections

Mr. Weaver stated there is one property currently in collections and a sheriff's sale is scheduled for June 7. The HOA administration will send out letters to homeowners who are currently delinquent for more than 90 days.

Financial

Statements

Mr. Weaver presented the March 31, 2019 financials. The new CD's will boost interest earnings and snow plowing expenses are currently over budget due to early year snowfall.

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Accounts

Receivable The accounts receivable list was reviewed during collection discussion.

Accounts

Payable The Board reviewed the accounts payable list. Upon motion duly made and seconded, it was unanimously

RESOLVED to approve the accounts payable list as presented.

Adjournment Upon motion duly made and seconded, it was unanimously

RESOLVED to adjourn the meeting of the Sky Legend at Cotton Ranch Association Board of Directors this 16th day of May at 7:15pm.

Respectfully submitted,

Diane Kovalik

Secretary for the meeting