**Date**: 9 FEB 2022

**Location**: Franktown Fire Station

**Board Attendees**: Jack Shuler (phone), Mike Bertsch, Steve Shkilevich, Kurt Leyendecker, John Edwards, Nathan Toland

**Other Attendees**: Tim Pickles, Kaye Wilcox (phone)

A Quorum was present

Meeting called to order by Jack at 7:00

Time Pickles delivered a presentation for a new pergola. Motion to approve the pergola plans were unanimously approved.

Alex Narro request to repaint 9844 Tanglewood to white was approved by unanimous vote.

**Standing Reports**:

**Secretary Meeting Minutes** – minutes were reviewed by board members, motion unanimously carried to approve the minutes with suggested amendments.

**Treasurers Report** – John delivered the Treasures report, motion unanimously carried to approve the treasurers report. Additional discussion points as follows:

* Dues Letter is ready to send and approved
* John needs to order checks – the expenditure is approved
* Legal fees were presented and approved to pay by vote
* Office supply order reimbursement approved to pay ($238.56)
* Website transfer costs approved to pay ($379.50). Costs are for 3 year hosting, 2 year SSL, and backups.

**Social Committee** – Renee delivered the social committee report:

* Easter Egg Hunt will be 4/16 in the open space. Grimes are donating the candy.
* Seeking a barn to host an adult barn dance.
* Summer BBQ is planned for 8/27
* Neighborhood garage sale is planned for weekend of 6/11
* Halloween Hay Ride planned for 10/29
* Tentatively planning for a second adult get-together (chili cookoff)
* Lee White has volunteered to do cleanup/trimming around the Bannockburn sign

**Environmental Report** – Mike delivered the Environmental Report:

* Landecker’s Deck Extension was approved by vote
* Dale Furnell has an approved barn plan. He is seeking approval to move the previously approved location closer to the road because the Woodhaven community denied him access to his property off their road. The new location is appropriate distances from the road and property lines. Any potential view plane impairments were reviewed and it was determined that there would not be significant impairments. The change in location was approved by vote.
* Ken Wahl received approval to replace existing fence with covenant approved materials, specifically RAMM Fencing. The Board also discussed the workshop he was intending to build. There are two issues regarding the workshop; 1) it is to be a metal painted building thus wil require a variance and; 2) the location could potentially be closer than 25” to his north property line. Discussion concluded that county code is 25’ from the road. Subject was tabled as county approval may be required, making a HOA approval moot.

**Document Committee** – Draft documents/letters were delivered to the board for review in pursuant to the Covenants Update. Homework was assigned to the board members to review and comment by 2/19. The draft documents were a survey seeking input from residents on the proposed covenants and letters to residents to encourage feedback and solicit opinions on the proposed covenants. Specifically what about the proposed covenants earned a no vote or abstained vote – and can the proposed covenants be tailored to earn a yes vote.

**Old Business**:

* Venmo is setup and ready for this year HOA dues season. We are executing this year with an eye towards year over year process improvement.
* Letter to residents who do not pay dues on time is in progress. Tabled for March meeting.
* Bannockburn HOA is not a taxable entity, but is also not a 501c3 entity.
* Office 365 is currently the solution of choice for hosting Bannockburn HOA data, meetings and email solution. A question was raised if this is the right solution. This discussion was tabled in favor of getting the new board members onboarded into the tool and sharing the administrative duties. Once the solution is more mature, this discussion will be more meaningful.
* Transfer fee (cost paid to the HOA for transfer of home ownership at point of sale) was brought up, and tabled for budget season.

**New Business**:

Meeting Adjourned at 8:50