

Casolar HOA Board Meeting Minutes

April 12, 2021

The meeting was called to order at 12:07 pm MST. Participating on the call:

- Donna Pylman Hurwitz
- Brendan McCarthy
- Seanna Mulligan
- Reid Phillips joined later

Minutes

- March minutes approved

New Business

- Treasurer Report – 1 unpaid homeowner –
 - Alegra Associates c/o M. McWilliams - 1141 B – partially paid 3/24/2021 (\$2500) remaining balance to be billed with Sept 2021. Accountant to send final bill for remainder +- \$266. Due to collection policy no interest will be charged. Need to copy a boiler plate legal collection letter for future issues
 - HOA BOD to adopt an improved collection policy. May
- Final plowing installment based on the contract. Anticipating addl amount of \$1800 to \$2000 for salt sanding etc.
- Need to revise the budget report.
- Account balance is \$66858
- Account reserve balance \$27,986
- TT Andy, landscaper, about repairs to landscaping (grass and sprinkler heads)
- from plow. Different now that plow contractor is not landscaper.

Old Business

- Brendan has not been able to get with Kathy as previously discussed.
- Reid – recommends and spent time with Katie Warbel, Garden Concepts. She also knows Andy (current landscaping contractor).
 - Katie needs survey of the entire property
 - Which retaining walls are HOA and which are not
 - Sustainable planting
 - Cohesive direction for HOA
- HOA will wait for her bid
- Review of past homeowner decision with irrigation in certain garages.
- 1170B final plans for construction policy agreement
- Anticipating plans from 1170 A
- Outstanding construction issues:
 - Merefish driveway – gutter pipe
 - Wallner – heating driveway, replacement vegetation and irrigation
- Treasurer to invoice Gurka for HOA legal fees \$408.00
- Accountant to charge for collection charges for outstanding balances

Respectfully submitted Seanna Mulligan

Next meeting 5/10/2021 at noon