

FPHRA Board Meeting Minutes
October 13, 2020

The meeting was called to order at 7:06 pm via Zoom video conference.

Roll Call

In attendance: Nate Christensen, Sarah North, Amy Stivers, Leslie Hakze, and Neal Carter. Jerry Mills and Jeremy Fix did not attend. A quorum was present.

Minutes from last meeting:

- Sarah approved the minutes from our last meeting in September. Nate seconded. All were in favor.

Owner's forum and comments:

- No other homeowners were present.

Financial Report:

- Neal will need to balance the checkbook this month and download the data from QuickBooks for the year to send to the accountant to complete our taxes this year.
- Perfect Pools just sent the invoice for the light repair in the pool for \$1,872. We will pay this soon.

Pool Report:

- Nate will ask Jeremy to send the updated budget amounts for the Perfect Pools contract for next year to add to next year's budget for the annual meeting.

Beautification Report:

- Ben Kristopeit sent the proposal for next year for landscaping and maintenance from his company, JBK Landscape LLC. The board has unanimously agreed to go with Ben's proposal of \$4,890 for the year. The cost looks good and the proposal covers everything (lawn care, tree/shrub care, weed removal, sprinkler maintenance), so we don't have to use multiple companies.

Social:

- Oktoberfest food trucks went well—we sold about 175 tickets. We should consider having food trucks (cash payment) on the late nights at the pool next season.

Communications:

- Sarah will send out basic instructions on how to access Zoom video conference for the annual meeting. This information can go out with the annual meeting email and mailing.

Old Business:

- Plan annual meeting for Tuesday 12/1/20 at 7:00 pm via Zoom video conference. We won't be able to hold a meeting in person due to the continued COVID-19 restrictions.

We will need to send out the paperwork, budget, and the link to access the video conference to the neighborhood by the end of October.

- We will need to decide on the amount to increase the HRA dues in order to prepare to present this at the annual meeting. This is based on increased operating costs for the pool and maintenance.
- The two-year terms for Sarah, Nate, and Amy are up. Jerry's term is up because he was covering the end of Sherry Serna's two-year term. These members will need to decide if they want to re-run for another 2-year term or open the position up for nomination.
- If current Board Directors decide not to return, we will need to ensure there are processes in place for a smooth transition to new people taking Director positions.

New business:

- Amy asked who do we need to call to clean up the area around the entrance sign at the Dry Creek/Detroit. Amy will try to call the city of Centennial first and then SEMSWA to see who's responsible.
- Neal asked if/how we can add language to our board documents that indicates electronic communication is the official communication method for dispersing information to the neighborhood. Can we indicate it is up to the board discretion to determine communication method? If we have an email address for a homeowner, we could suggest that communication will all be sent via email. We're currently at about ½ the neighborhood for electronic invoices for dues payments. Could we demand an email address is submitted by every homeowner so we can ensure we have a way to communicate to everyone quickly and efficiently without paying postage and printing costs?
- Leslie proposed that we discuss adding language into the bylaws regarding Board Director responsibilities to acknowledge the commitment to attend a certain number of meetings.

Meeting was adjourned at 8:00 pm.

Next meeting:

Tuesday November 17, 2020 7:00 pm