

PHOA BOARD MEETING Minutes, February 15, 2022

Board Attendees – Becky, Carl, Christine, Jim, Judy, Julie, Karin, Kris, and Steve. Also present was Judy McBride, who will be serving as the bookkeeper for the PHOA.

The meeting, which was called to order at 7:03 pm, was conducted virtually via Zoom.

It was agreed that the first order of business for this meeting would be the report of the ACC. In addition to the previously distributed report, Jim commented on a downed tree and construction of a professional tree house. Discussion followed about visibility of solar panels and dish antennas and requisite ACC approvals. Christine and Jim agreed to discuss this matter further.

As the next order of business, Judy McBride was introduced to the Board. She described the pending transition of HOA bookkeeping responsibilities from Teri Sale, and left the meeting at 7:15 pm.

The Board next approved the minutes of the January 10 meeting.

In addition to Board reports which had been distributed previously, the following matters were covered:

- Finance – Kris reported on enhancements to the HOA financial statements, including month-to-date and year-to-date periods which will be effective in the reporting after February. He described recent expenses, including the January newsletter and the new HOA computer. On that latter point, he indicated that all records and software had been transferred and noted that the defunct computer would be recycled.
- Communications – In Stephen's absence, Christine reported that the only communication in January was one NEWSblast (the electronic version of the January NEWSletter), which was sent to 679 recipients.
- Trash – Julie provided an update on trash renewals, including checks being processed. She indicated that she would have an up-to-date count shortly, but estimated that she had not yet heard from 75 residents. Following discussion about the copying of checks at home and cost of a new printer cartridge, upon motion duly made and seconded, it was unanimously:

Voted: To authorize an expenditure of up to \$50 at Staples (or other copy center) for the copying of annual membership/trash renewal checks/documentation.

Kris described the upcoming transfer of trash/membership renewal proceeds into the appropriate accounts and the timing in coordination with the completion of documentation.

- Social – Karin noted that she has already booked several food trucks for the post-Memorial Day through Labor Day period and is working to fill the schedule. She commented that the purveyors contacted want to return to Pinecliff this summer. Following discussion, it was agreed that a 'teaser' Connections would be sent in April about the 2022 return of the food trucks, including the names and dates of the trucks that had already agreed to participate.
- Traffic and Safety – Carl reported that the 2022 PHOA trash signs would remain up until March 1. He described the five police events in January, patrols for February and those requested for March. Discussion ensued about the means to pay patrols and the request for a credit card to be on file; following discussion, Christine agreed to provide the credit card number to Carl but that the PHOA preferred to continue to be invoiced and issue checks for payment. It was further agreed that the checkwriter contact would be Kris. Carl also reported on requests to the City for ice and sand on one street and a drain that had not been connected on Popes Valley Drive that was subsequently fixed, as well as the number of ADA-compliant sidewalks that had been installed.

A lengthy discussion next ensued about the installation of security cameras in the PHOA, and the complexities, including the number of impacted HOAs, monitoring, data access and privacy, and financial support. Thereafter, by motion made and seconded, it was unanimously:

Voted: Not to proceed with consideration of the installation of security cameras in the PHOA.

- Development Update – Becky reported on the following:
 - No new development with City Planning; going forward the HOA will receive notification of activities.
 - Wentwood – New application for this development has not been submitted.
 - Village Cooperative (senior development on Tech Center Drive) – Property is zoned commercial and multi-family development is allowed. While there can be no action by the PHOA, it will be followed given neighborhood interest.
 - Garden of the Gods Traffic – Becky described recent developments resulting from the construction of the Amazon ‘last mile’ distribution center. She commented on traffic accidents in the area, and the potential no cost or low cost solutions to reduce congestion (e.g., protected left-hand turns, 4-way red light, and CDOT involvement on the duration of the on lights accessing I-25. She also commented that the Garden of the Gods traffic situation would impact many HOAs.
 - Western Forge traffic study – Becky commented that the study did not include Rusina and Elkton and agreed to send out a link to the study.

At 8:10 pm the Board went into executive session and reconvened at 9:07 pm.

Christine next reported that the 2022 chipper program would be held during the July 4th week, and indicated that advance sign-up would be mandatory this year.

Discussion also ensued about updates to the website and the opportunity for more frequent usage. Julie commented on revising the language to eliminate the various payment methods for trash pickup.

There being no further business, the meeting was adjourned at 9:10 pm.

Respectfully submitted,

Judith K. Benson