

## **PHOA MEETING Minutes, October 7, 2019**

Attendees: Bruce, Carl, Christine, Geoff, Joel, Judy M, Karin, Kim, Roger, Rich, and Judy B.

The meeting was called to order at 7:08 pm by the President.

As the first order of business, the revised meeting agenda was unanimously approved. It was noted that the minutes of the September 3 Board meeting, as well as the minutes of the Annual Meeting of the PHOA held on September 23 had been unanimously approved by a majority of Board members via email. It was agreed that the minutes of the Annual Meeting would be posted on the website.

As the next order of business, the President proposed that Geoff Webster and Jason Dilger (who previously had been elected at the Annual Meeting to join the Board effective January 2020) be elected to the PHOA Board to serve for the remainder of the 2019 calendar year, which would allow them to begin making contributions earlier. Discussion ensued about this proposal, the qualifications of Messrs. Webster and Dilger for Parks & Wildlife and Director at Large, respectively, as well as the four trustees re-elected at the Annual Meeting. Mr. Webster agreed to begin serving at this time, and the President indicated that he would reach out to Mr. Dilger for his consent. Their earlier election passed unanimously.

### **ACC Report**

Mr. Carlson described ACC activities since August, including (but not limited to) approvals related to re-landscaping, removal of dead trees, roof replacement and new roofs, and replacement cement wall. He also commented on a build-up of a window well, replacement of an existing deck and the lack of a variance issue, approval of a new home on Cliff Point Circle West other than a change in the materials for the roof, a report to the fire marshal about a backyard pit without a grate, and other issues related to student tenants.

Mr. Seyer described parking challenges along Popes Valley involving rental properties and requisite approvals to expand driveway capacity. In that regard the Board also discussed related rental issues, including the use of garages that precluded the parking of cars, as well as visible trash cans. Discussion ensued about appropriate solutions, including a report to the City's Code Enforcement Division. It was agreed that the President would work with the property owner as it related to the on-street parking

Other potential code enforcement issues involved a noxious weed problem and oil stains. Discussion ensued about other potential actions that could be taken by the PHOA, the cost of such actions, and the merits of an attorney on the PHOA Board.

Discussion followed about the need for a new ACC member to replace the member who moved out of the area earlier this year. The President agreed to include a blurb in the Newsblast soliciting an interested PHOA member.

### **Treasurer's Report**

The Treasurer reported on the cost of the movie license for the rained-out *Movie in the Park* night and the opportunity to show the movie in 2020 without an additional fee, as well as the opportunity for a refund for the rental of certain equipment. The President agreed to follow up with the rental company.

## Director Reports

- a. Membership Report – Ms. Young commented on an email sent in advance of the meeting that reported on 491 members as of September 30, which included four new members and an equal number of departing members. She indicated that she had prepared seven title status letters during the month, added that those communications are required for home sales and loan refinancings, and commented that these requests emanate from the title company, seller, buyer and/or their agents. She also noted that the membership directory had been printed and mailed to those who had previously requested a hard copy, which represented fewer than one-quarter of the membership; all other members preferred an electronic version. She added that the directory was also posted on the PHOA website.
- b. Trash Service Report – Ms. McBride reported on initiation of transfers received via PayPal in September and the 10 checks signed by the President, which relate to the PHOA dual control environment. She noted that participants in the trash program increased by one in September – from 466 to 467, due to the addition of four accounts and a concurrent reduction of three accounts. She described Bestway’s continuing conversion to GFL Environmental, including the billing and phone systems. She also commented that the existing Bestway contract expires on February 29, 2020, and indicated that the incumbent and two other trash services will be asked to bid on the PHOA trash service program from March 1, 2020 to February 28, 2023. She added that finalization of a contract is targeted for the end of November since the participant renewal process will begin in late December. Ms. McBride added that a draft of the bid request will be distributed to Board members in late October for their feedback prior to issuance.
- c. Criminal Activity and Roads Report – Mr. Peterson reviewed the proposed patrols for October, commented on requests for and dates of off-duty police patrols for November, described police events in September which included (but were not limited to) medical assistance, abandoned vehicle, domestic violence, and suspicious circumstances. He commented on homeless events for 2018 and 2019 year-to-date, referred to an editorial from the *Wall Street Journal* about the homeless and the causes (mental illness, chronic substance abusers), and indicated that homeless reports should be called into Colorado Springs Police Department dispatch at (719) 444-7000. Discussion ensued about a reported gunshot into an owner’s home in September and a history of the seven events where gun shots were fired dating back to July 2015 in the Pinecliff area, street lighting in the immediate area and non-working street lights further down the hill, and the city’s response. He also discussed the list of potholes to be filled, as well as other repaving. Discussion also followed about the ballot initiative (successor to Proposition 2C) and the streets within the PHOA that would be repaved in the 2021-2025 timeframe, including Cliff Point Circles East and West, Golden Hills and Popes Valley Drive.
- d. Secretary’s Report – Nothing to report.
- e. Social Events Report – Nothing to report. Ms. Crown and Thomas described the challenges that would have occurred with the rescheduling of *Movie in the Park* to the next night.
- f. Communications Report – It was noted that topics for the next newsblast may include (but are not limited to) the ACC opening and visibility of trash cans.

## President’s Report

The President solicited feedback on, and suggested improvements for, the Annual Meeting. It was noted that there were 56 attendees (including all Board members). Following discussion, it was the consensus that the meeting was very informative, and that next year’s meeting may require a larger

venue since capacity at the library is limited to 50 chairs. It was also agreed that the 2020 Annual Meeting should begin at 6:30 PM on Thursday, September 24.

Other topics included in the President's Report and discussed by the Board were the following:

- STRs and ADUs and ways to assist in amendments to covenants,
- Website requests,
- Providing spreadsheets for the independent, two person review of the fiscal 2019 financial statements,
- Engaging Mr. Anderson to prepare the PHOA 2018 taxes and agree on the fee,
- Submission of invoices to the Treasurer, and
- Creation of spreadsheets for the Treasurer and Ms. McBride as a part of the PHOA dual control environment.

In regard to the STR/ADU discussion, the President emphasized that if Board members speak publicly they must make it clear that the opinions are theirs and not the opinion of the PHOA. It was agreed that the STR/ADU discussion would continue at the November Board meeting.

**Old Business** - None

**New Business** - None

There being no further business, the meeting was unanimously adjourned at 8:45 pm.

Respectfully submitted,

Judith K. Benson