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**Columbia Village Homeowners Association
Board of Directors Meeting Minutes
November 19, 2019**

Board Members Present: Nikki Hampton, Cammi Riemenschneider; Tim Egbert, Caitlin Reicks; and Chuck Mione.

Board Members Absent: Russelee Horsburgh; Sal Palazzolo; Bonnie Straight; and Jenn Thompson.

Management: Representing Sentry Management: Christian Brockl.

Notice of Meeting: Meeting notice was delivered by email on 11.12.2019. There was a quorum present to conduct business.

The meeting was called to order at 6:21 p.m. by Vice-President Nikki Hampton.

CC&R / ACC Hearings:

- None scheduled.

Minutes: Minutes from the October 15, 2019 meeting were presented reviewed by the board. **Motion:** A motion was made to approve the October 15, 2019 minutes as presented. (Egbert; Reicks; passed).

Financials:

- Financials through September reviewed by board. **Motion:** A motion was made to approve the September financials as presented. (Egbert; Mione; passed). Prior accounts with former management company need to be closed. Chuck Mione will follow up to get statements of closure on all old accounts.

Manager's Report: Management report was accepted with additional questions, and management reported on the following.

- Previous questions:
 - Banking notations in Financials. Board held accounts need to be closed by the board, and notice sent to management.
 - No response from Fair Housing.
 - Autopay. There are 325 homeowners out of 1900 enrolled in autopay, and 92 who have opted out of coupons.
- Other / new business:
 - Daycare approval. Board will not approve a daycare as it is contrary to the CC&R's to have a business in Columbia Village. Management will have Collins Law respond to the homeowner. **Motion:** Motion was made to have the attorney respond to the homeowner and desired business owner. (Mione; Egbert; passed.)
 - SENA. Management will respond to SENA regarding support for the project, but the board will not commit any funds.
 - Smelly homeowners. Board reviewed anonymous request. No decision or action required by the board.
 - Code Compliance. City of Boise signed off on code compliance issue that was brought to the board regarding area by former dog park in the Idaho Power easement. It was noted by the city as completed and resolved.

- 1 • Dog Park posts. Remaining posts have been cut to the ground, and were ground flat. Board has decided not to do any further work
2 in this area.
- 3 • Irrigation rates changing. Price is already reflected in the 2020 budget.
- 4 • Collins Law. **Motion:** Motion was made to employ Collins law to review rules regarding age and fair housing issues, and tender an
5 opinion on age restrictions in the Pool and Recreation Center or any events. (Mione; Egbert; passed.)
- 6 • **Gate:** Gate mechanism in RV lot is old and needs replaced. Motion: Motion was made to approve an estimate of \$6,050.00 to
7 remove and replace the slide operator. (Mione; Riemenschneider; passed.)

8
9 **Homeowner Forum:** No Homeowners present.

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11 **Old Business:**

- 12 • ACC Project. Caitlin presented on the project goals for the ACC Project as discussed in previous meetings. **Motion:** Motion was made to
13 approve \$2500.00 in out of contract spending to Sentry to create an inclusive and complete ACC Policy on but not limited to xeriscaping,
14 fence policy, revision of forms, etc. (Egbert; Riemenschneider; passed.)
- 15 • Nominating Committee Draft. **Motion:** Motion was made to approve the Nomination procedure as presented. (Egbert; Reicks; passed.)
- 16 • Homeowners handbook. Caitlin and Tim still working on project. Management will work with Tim and Caitlin to get a five-page book
17 completed by Annual Meeting.
- 18 • ACHD crosswalk. Tabled.

19
20 **New Business:**

- 21 • N/A

22 **Strategic Planning:**

- 23 • N/A

24
25 **Committee Reports:**

- 26 • Landscape: No Report.
- 27 • ACC. All quiet. Some denials. ACC proposal approved.
- 28 • Communication (Social and Neighborhood Watch):
 - 29 ○ Game night on October. In 2020 only two nights will be planned. Turkey Trot on Thanksgiving. Planning 2020 newsletter. Nikki
30 asked the board for input and content.
- 31 • Amenities:
 - 32 ○ Pools. Chuck proposed a pool host position. It would take some remodeling and work to accomplish.
- 33 • Nomination Committee:
 - 34 ○ Discussed earlier in the meeting.

35
36 **Adjournment:** There being no further business, the meeting was adjourned at 8:01 pm.

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38 **Future Meetings: Rec Center at 6:00 pm** (Third Tuesday of each month)
39 **January 21, 2020** Board of Directors Meeting

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These minutes were prepared by Christian Brockl of Sentry Management as the managing agent, approved by me and accepted by the Board of Directors of Columbia Village Homeowners Association on January 21, 2020.



Caitlin Reicks, Secretary
Columbia Village Owners Association

1/21/2020

Date

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CVOA TASK LIST

November 2019

Task	Assigned to:	Completed:
Contact Attorney for Daycare	Management	
ACC Project proposal/Review of Rules etc.		
Proposal for Host Position	Chuck	
Job Description Host	Caitlin	
Newsletter	Nikki	
Contact Sena	Management	11/20/2019