

Board Meeting Minutes
Pine Cone Acres Homeowners Association, Inc.
May 18, 2016
Fire Station One
11445 Teachout Road, Black Forest, CO 80908
(Teachout at Burgess, just east of Black Forest Road)

**ONLY THE APPROVED BOARD MEETING MINUTES
WILL BE SENT TO THE MEMBERS AND THEN POSTED ONTO THE WEBSITE**
www.pineconeacres.wordpress.com

THIS BOARD MEETING WAS RECORDED FOR ACCURACY IN REPORTING MINUTES

Call to Order (:23): President Sharp called the meeting to order at 6:33 p.m.

Members of the Board Present:

Maggie Mae Sharp – *President*
Monika Eckmann – *Secretary*
Melanie Kolodziejczyk – *Treasurer*
Linda Sweeney – *Board Member*

Members of the Board Absent:

Andy Oppenheim – *Vice President*
Lee Iverson – *Board Member*

Homeowners present: Jeff Sweeney, Mark and Wendy Bentele

Approval of the May 18, 2016 Agenda (1:50): Mrs. Kolodziejczyk moved to approve the May 18, 2016 Agenda as amended, seconded by Mrs. Sweeney; unanimously passed.

Approval of the April 13, 2016 Board Meeting Minutes (3:00): Mrs. Sweeney moved to approve the April 13, 2016 Board Meeting Minutes as presented, seconded by Mrs. Eckmann; unanimously passed.

Treasurer's Report (7:25): Mrs. Kolodziejczyk read the Treasurer's Report. There are fourteen Homeowners with outstanding Fiscal Year 2015-2016 Assessments. Three checks were written; \$320 for the sign insurance, \$49 for stamps, and \$10 for the annual State registration. Board Members present agreed to keep a \$200 minimum balance in our checking at all times. Mrs. Sweeney moved to approve the Treasurer's Report as presented, seconded by Mrs. Eckmann; unanimously passed. Mrs. Kolodziejczyk will provide the Treasurer's Report at a Member's request.

Mrs. Kolodziejczyk will continue to send notices to Members with delinquent Assessments.

NEW BUSINESS

Calling for Candidates (two Board of Director and one ACC vacancies for the August Annual Meeting (20:50): There are two (2), three-year term, Board of Director and one (1), two-year term Architectural Control Committee vacancies available for the upcoming election this August. PCAHA

Members who wish to serve on the Board of Directors and/or Architectural Control Committee will be on the ballot, voted and announced at our August 21st Annual Meeting. “Members shall be in Good Standing” (*all HOA dues paid up-to-date, must own property in Pine Cone Acres and name listed on the deed*). All Candidates deeds shall be available on the El Paso County Assessor’s website for verification. Please send your intent of serving on the Board of Directors or Architectural Control Committee by email or letter to Ms. Sharp or Mrs. Eckmann.

ACC Form (28:20): Mr. Sweeney, ACC Member, presented a new ACC form for Members to submit to the ACC when making improvements on their property. Mr. Sweeney will make necessary changes to the form and present the final version at the next meeting.

(47:40): The logo, on the presented ACC Form and currently on the website, is temporary. Mrs. Eckmann was given approval by the Board to change the website logo at her request.

OLD BUSINESS

Fire Safety Postcard (37:50): Ms. Sharp revised the Fire Safety Postcard and presented it for approval. Mrs. Kolodziejczyk moved to mail the Fire Safety Postcard to our Members as amended, seconded by Mrs. Sweeney; unanimously passed.

REMEMBER: If you see smoke, other than chimney smoke, please dial 911.

Cozart Letter (48:30): Ms. Sharp will send a final letter to the Cozart’s regarding the three, past Covenant violations which were acted on their property.

Covenant Advisory Committee Policy (59:20): Mrs. Eckmann presented the Covenant Advisory Committee Policy to the Board for final approval with DRAFT removed. Mrs. Sweeney moved to approve the Covenant Advisory Committee Policy as amended with DRAFT removed, seconded by Mrs. Kolodziejczyk; unanimously passed.

Covenant Advisory Committee Policy will appear on the website www.pineconeacres.wordpress.com under “Policies” with DRAFT removed.

Covenant Advisory Committee Members: We currently have two Covenant Advisory Committee Members and are looking for three (3) more Members. Serving on the Committee can not only be satisfying, but fun as well! We look forward to hearing from you.

Discuss Covenant Revisions (1:13:48): Tabled. If a Member has questions or suggestions for the Board, please submit them to Mrs. Eckmann, join us at our next Board Meeting, or ask to serve on the Covenant Advisory Committee.

OTHER

Board Meeting Schedule for 2016:

May 18	June 22	July 20	
<i>August 21 – Annual Meeting</i>	September 21	October 19	December 7

All meetings are held at Black Forest Fire Station One, 11445 Teachout Road, and begin promptly at 6:30 p.m. All Homeowners are welcome and encouraged to attend.

ADJOURNMENT

Meeting adjourned at 7:48 p.m.

Minutes Submitted by,

Monika Eckmann
PCAHA Board Secretary

Maggie Mae Sharp
PCAHA Board President