



BOARD MEETING MINUTES

**ONLY THE APPROVED BOARD MEETING MINUTES
WILL BE SENT TO THE MEMBERS AND THEN POSTED ONTO THE WEBSITE**

THIS BOARD MEETING WAS RECORDED FOR ACCURACY IN REPORTING MINUTES

Call to Order: President Sweeney called the meeting to order at 6:35 p.m.

Members of the Board Present:

Linda Sweeney – *President*

Lee Iverson – *Vice President*

Melanie Kolodziejczyk – *Treasurer*

Monika Eckmann – *Secretary*

Tony Jarrell – *Board Member*

Homeowners present: Jeff Sweeney

Approval of the April 11, 2018 Board Meeting Agenda (14:50): Mrs. Kolodziejczyk moved to approve the April 11, 2018 Board Meeting Agenda as amended, seconded by Mr. Jarrell; unanimously passed.

Approval of the March 7, 2018 Board Meeting Minutes (1:00): Mrs. Kolodziejczyk moved to approve the March 7, 2018 Board Meeting Minutes as amended, seconded by Mr. Iverson; unanimously passed.

Treasurer's Report (17:05): Mrs. Kolodziejczyk read the Treasurer's Report. Mr. Iverson moved to approve the Treasurer's Report as presented, seconded by Mr. Jarrell; unanimously passed. Mrs. Kolodziejczyk will provide the Treasurer's Report at a Member's request.

The Treasurer will continue to send notices to Members with delinquent assessments.

New Business

Calling for Candidates (32:50): The Board is Calling for Candidates for the upcoming election this year. Two Board Member seat terms are available, each serving three years and one Architectural Control Committee seat term is available, serving two years. Please visit: <https://pineconeacres.wordpress.com> to view the Election Procedures Policy under Board, Documents, and More/PCAHA Policies. If you are interested in volunteering to serve on the Board and/or Architectural Control Committee, contact Mrs. Eckmann by mail or email. Applicant deadline is June 8, 2018. Candidate names will be on the ballot and counted at the August Annual Meeting.

Homeowner Trespassing Complaint (35:15): A PCAHA homeowner sent a trespassing complaint to the President by email. There were three cigarette butts and a chewing tobacco can left behind on the homeowner's property. The Sheriff's Office has been notified by the homeowner. The homeowner fears of another fire out in the forest due to the recklessness by trespassers. Please report any unusual behavior to the Sheriff's Office and/or to your Board of Directors.

Fire Danger (39:45): Due to the very dry weather, the El Paso County Sheriff's Department has issued a Stage 2 Fire Ban for El Paso County. Please visit the El Paso County Sheriff's Department website at: <https://www.epcsheriffsoffice.com>, or <https://www.epcsheriffsoffice.com/news-releases/sheriffs-office-implementing-stage-1-burn-restrictions>, or the Black Forest Fire Department website at: <http://www.bffire.org/> to find out what Stage Fire Ban we are in and what it means for you.

ACC Report (43:10): There were two reports, one for fencing and the other for roofing. Both were handled by Mr. Sweeney, ACC member.

Old Business

CB Insurance (45:08): Since CB Insurance no longer carries insurance coverage for signs; Amie Taubman at CB Insurance negotiated through Deans & Homer Program with Sirius America Insurance Company. The sign will be covered by a Commercial Package (Property, General Liability, Hire/Non-Owned Automobile, Fidelity and Crime), a premium of five-hundred dollars, insuring our entrance sign which is due for renewal April 15, 2018. Board Members called other insurance companies for additional quotes and were not able to find a lower quote. The sign for PCAHA will be covered for five-hundred dollars for the 2018-2019 term until the Board can find a lower premium or alternative solution. We welcome all ideas from the Homeowners. A neighborhood work party will be arranged soon to make repairs to the sign.

Mr. Iverson moved to approve the 2018-2019 premium of five-hundred dollars for insurance of the entry sign located on the N/E corner of Pine Cone Road at Vollmer Road, seconded by Mrs. Kolodziejczyk; unanimously passed.

Proposed Revisions to the PCAHA Covenants and Bylaws (58:25): The Proposed Revisions to the PCAHA Covenants and Bylaws will be emailed shortly and Members without email will have their copies in the mail as soon as we receive them from the printer.

OTHER

Board Meeting Schedule for 2018:

January 10, 2018	February 7, 2018	March 7, 2018
April 11, 2018	May 9, 2018	June 6, 2018
July 11, 2018	August 8, 2018 *	September 12, 2018
October 10, 2018	December 5, 2018	

** Annual Meeting (will be held on Wednesday, August 8, 2018 at Black Forest Fire Station One from 6:30 p.m. – 9:00 p.m.)*

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 7:35 p.m.

Minutes Submitted by,

Monika Eckmann
PCAHA Board Secretary

Linda Sweeney
PCAHA Board President