

1. **Meeting called to order** at 2:00pm. In attendance: Ray Drexler, Wendy Lemm and Michael Little; Heather Barajas, HOA Administration. Absent: Tom Shafer
2. **Open Forum:** None
3. **Executive Session:** None
4. **Previous meeting minutes-**
  - Mike made a motion to approve the minutes, Ray seconded, motion carried unanimously.
5. **Financial reports** –Mike gave a review of the financial reports. Sprinkler head payments will be billed in August or Sept. Year to date under budget for repairs and maintenance. Maintenance contract is under budget also. Will most likely come out at the end of the year with a surplus for reserves. Mike presented the proposed budget changes for 2024. Mike motioned to accept the financial reports and approve the 2024 budget, Wendy seconded, motion carried unanimously.
6. **Old Business**
  - a. Turf areas and sprinkler repairs- Float at Rocking R and Buckles had to be replaced and has had some issues this year. Sprinkler replacements are almost complete. New trees need to be re-staked to avoid breakage. Looks a lot better this year. Discussion about over seeding versus aerating and fertilizing.
  - b. Scope of Work/Agreements- Emphasizes fertilizing and weed control. Trees in 5 locations should be handled separately (monuments and swales) should get 2 fertilizations and the tree oil.
    - i. Snow removal- Discussion about how deep the snow should be before the snow is moved.
  - c. Board Responsibilities and Tasks- In progress
7. **New Business**
  - a. New Emails- None
  - b. New compliance Issues- Tree that is in bad condition. Heather will send a follow up letter and include the city ordinance and the CC&R section. If the issue continues the Board will consider contacting Scott Poorman.
    - i. Yards seem to not be taken care of in general.
    - ii. Signs-One of the signs is for a contractor that is working on the home.
  - c. New Architectural Review Requests- None
8. **Set next meeting-** Annual Meeting - September 14<sup>th</sup> at 6:00pm
9. Meeting adjourned at 3:10.

Respectfully submitted by Heather Barajas