**Canyon Hills HOA Annual Homeowners Meeting 10.18.2021**

**7PM at Douglas County PUD auditorium**

* Introduction of Current Board Members
* **Financial Statements**
  + Went over Income and Expenses (See P&L and Balance Sheet Posted to Website).
  + Income and Expenses are consistent with prior years.
  + Went over 2022-2023 Budget - Approved by homeowners in attendance.
* **General Discussion**
  + **Weeds** – Would like to do Goats in 2023 but prior contractor is out of business. Looking for Goat Referral.
    - Goat Referral – Dr. Kuntz – Intersection of Badger and Fancher Field
  + **Homeowners – mentioned park under powerlines** – let people know how it turned out when a prior board tried to implement this. We are focusing us on the Fence at this time.
  + **Snow Removal** - We are using the same contractor as last year.
    - Plow in front of mail boxes and also are supposed to shovel in front of mailboxes
  + **Parking**  - Discussed this is an on going issue. We let them know our procedures and our new notices that help with enforcement.
  + **Homeowner Suggestion** – Put sign/information directing people to website by mailboxes. Rob has access to make plaques. Board will look into.
  + **Fence -** HOA reached out for fence contractor last Spring. Our Bylaws state that we need approval for over $6K. We can approve projects over $6K if we hold a vote of the homeowners and allow 3 weeks for vote collection. Then the results of that vote determine how we proceed. We do not need all homeowners to vote. Per Plat Map Note #9 the Fence is the HOA’s responsibility and we cannot make homeowners who live on the fence contribute to the project. Decision between wood/vinyl will be up to the elected board. Would need Vinyl slats – wind is an issue with vinyl. Homeowner suggested a stone fence. Board will look into costs.
  + **Light at Front Entrance –** Light at front entrance is constantly on. Will look at fixing.
  + **Awkward Signage –** Poorly designed intersection. We got that changed a couple of months ago.
  + **Dog poop issues –** there is a lot of dog poop in certain areas of the neighborhood. Board will assess possible solutions.
* **Board Members Vote - Approved by Homeowners in Attendance**
  + Rob
  + Karsten
  + Jerra
  + Matt
  + Pam – New
* **Meeting Ended 8:30PM**