

**Cortina Ridge Property Owners Association**  
August 30, 2020 Annual Meeting Minutes

The annual meeting was called to order at 4:00 pm via Zoom meeting. Board members present were Barry Skolnick, Kym Campbell and Anne Perry. Cortina Ridge Bylaws state that 20% of the Cortina Ridge Lot owners need to be in attendance in order to have a quorum. The quorum was met with 14 property owners comprised of 16 attendees.

**In Attendance**

Cindy Bargell, Bruce Saks, Anne Perry, Michael Zollinger & Kym Campbell, Barry Skolnick, Bill and Susan Slaphey, Janet Kline, Amy Fain, Barry Skolnick, Kay Phillips, Erin Bingham, Jeff Leigh, Claire Lackstone, and Bill Keeler. In addition, Amanda Strauss, Kym Campbell's daughter was in attendance to host the Zoom meeting.

The meeting began with introductions and welcome to the new property owners of Cortina Ridge. These new members were:

- Lot # 01 William Jackson Slaphey III 291 Lake View Drive -Lot
- Lot # 08 Bryce & Erin Bingham 214 Solomons Lane - Under Const.
- Lot #11 Claire Lackstone 154 Solomons Lane
- Lot #16 John and Carolyn Wightman 241 Kings Court
- Lot # 20 Wendy Pak 162 Kings Court-Lot
- Lot # 26 Bill Keeler and Amanda Keeler 152 Lake View Drive
- Lot # 29 Rafal Patryk Siemion 272 Lake View Drive-Lot

An updated roster was distributed prior to the meeting of all the property owners and their contact information.

**2019 Meeting Minutes**

The 2019 Meeting Minutes were presented. A motion to accept the 2019 Meeting Minutes was made by Jeff Leigh and seconded by Cindy Bargell. The minutes were unanimously approved.

**Treasury Report** – Prepared by Summit Bookkeeping

Barry Skolnick gave a financial summary of the HOA and presented the budget for 2021. A motion to accept the 2020 Treasury Report was made by Mike Zollinger and seconded by Anne Perry. The treasurer's report was unanimously approved.

**President's Report**

1. It was announced of the recent death of Jim Baille, our Property Owner at 232 Lake View Drive. Condolences were offered to his family.
2. It was reported that many changes have come to our county due to COVID-19. Our meeting this year was held via Zoom. We are hoping for a speedy resolve to the Pandemic.

3. Last Year the premium dues for the HOA Insurance provided by Farmer's increased from \$936 to \$1,537 annually. We have changed the policy to Traveler's which provides the required Coverage for an annual premium of: \$ 815.00. The new policy took effect July 1, 2020.

4. We opened a new bank account with First Bank. The signers are Kym Campbell, Anne Perry, and Barry Skolnick. We will authorize payments of \$ 100.00 per month to Summit Bookkeeping and Payroll which is the fee that we pay them for managing our books and records.

#### **Election of Board Members**

It was announced that Board Members, Barry Skolnick and Kym Campbell were up for reelection this year. Anne Perry's term expires next year. A motion was made by Bill Slappey and seconded by Amy Fain to reelect both Kym and Barry for another 2 years, as Board members of the Cortina Ridge Homeowner's Association. The vote passed unanimously.

#### **Architectural Review Committee Report** - Submitted by Jeff Leigh

The new home at 214 Solomons Lane is has been under construction and the Bingham family has recently moved in. No other significant issues have come before the ARC for approval. It was noted that as a reminder, all exterior remodels, renovations and fencing requests are required to submit plans to the ARC for approval. All ARC guidelines and regulations can be found on the website, cortinaridge.com.

#### **Cortina Ridge Sales History** – Submitted by Sherri Leigh

Since last homeowners meeting, 2 homes have sold in Cortina Ridge, both homes sold in the Fall of 2019. The average days on the market was 104 days and the average price per square foot was \$370. There are currently no homes for in Cortina Ridge, as of August 1, 2020. Two lots sold for an average price of \$282,000. As of August 1, 2020, there is one lot under contract.

#### **Annual Meeting/HOA Picnic-2021**

Proposed Date - August 29, 2021

Baxter and Amy have offered to host next year's meeting which will be held at their home at 163 Solomons Lane on Sunday, August 29, 2021 at 4:00pm. Details to follow.

#### **Miscellaneous Items and Information that was discussed:**

Fire Mitigation – Summit County Chipping Program is a great help.

<http://www.summitcountyco.gov/885/Chipping-Program>

Summit County Alert – Be notified of emergencies around the county.

<http://www.co.summit.co.us/1149/Summit-County-Alert>

Short Term Rentals/Summit County Regulations – Be aware of these Regs.

<http://www.summitcountyco.gov/1221/Short-Term-Rentals>

Parking on County Roads – No Parking on County Roads, but Permit is available.

<http://www.summitcountyco.gov/formcenter/sheriffs-office-13/temporary-parking-permit-request-56>

Fire Hydrant Maintenance – Keep Snow Clear of the Hydrant that serves your home.

A thank you went out to Fez Fairfield Smith, for all the work he did the past winter in cleaning up the snow around several of the areas fire hydrants,

Gas Meter Safety – Keep your Gas Meter clear of snow and ice.

Meeting Adjourned at 4:45 PM.

