

Entrada POA Meeting Notes 11/13/2024

Attendees

Chris Naylor, Darlene Barry, Stacy Noble, Matt Bergstrom, Michael W, Chris Durnan
1 Homeowner

Call Meeting to Order

Chris N., Stacy N., 2nd

Review and Approval of Minutes from August

- All attending Members Approved

Approved March Financial Report

Michael W.:

- Last month ending balance: 73,074.06
- Income: 6190.61
- Income from rebill/collections: 210.00
- Total expenses: 48,678.24
- Expense from rebill/collections: 270.00
- Ending Balance: 30,526.43
- Reserves: 30,072.41
- Scrolled through report online
 - Q & A
 - No vote needed, it's just an update
- Touched base on collections, we will be moving forward with collecting on some of the delinquent accounts.
 - Moved this conversation to the Executive Meeting

Unfinished/New Business

- Confirmed that we do not still have a lock box
- Attendance Review
 - Discussed Board Member attendance in accordance with the CCRs. We have a couple Board Members that have not attended as per the CCRs.
 - Motioned and voted to remove Michael Pedraza and Adam Reece from the 2024 POA Board due to lack of attendance.
 - All Board Members in attendance voted Yes.
 - All Board Members will be present at the Annual Meeting on Dec 11, 2024
- Nominating Committee/Annual Meeting Update
 - Stacy N
 - Chris D is doing the prep for ballot counting at the Annual Meeting
 - As of the meeting date, we only have 5 nominees
 - Discussed that Nominees can be added from now until the Annual Meeting

- Discussed that we can Members at Large throughout the year if we do not have 9 Nominees voted in at the Annual Meeting
 - Reviewed dates to keep top of mind
- Road Committee Update
 - Michael W
 - Obtaining estimates for next year for
 - Chip sealing the millings down Mann
 - Grubbing and improvements for the 3 major cross roads
 - Touched base on wash federal regulation changes and how it might impact us. More research needs to be done.
 - Chris N
 - He wants to get some Cold Pack and fill in some of the potholes on Kolb
 - Motioned and approved up to \$300.00 for Cold Pack purchase to fill potholes.
 - All Board members approved
 - Properties South of Wilmot were briefly discussed then moved to the Executive Meeting
- Q&A from Lot Owners:
 - None
- Adjournment
 - Chris Naylor: Motion to adjourn
 - Michael W: Second
- Executive Meeting
 - All Board Members in Attendance
 - Discussion Topics
 - Lot Owner Collections
 - Properties South of Wilmot