

HPPHA BOARD MEETING

March 22, 2022

6 – 7 pm

Welcome and Introductions

- Board Members present
 - o Jonathan Flanner, President
 - o Jennifer Cunningham, Secretary
 - o R. Nicole Benton, Treasurer
 - o Jerry Williams, Member at Large
- 4 homeowners present (2 from HP, 2 from PHP)

Jonathan moved to approve the minutes from Jan 22, 2022, Nicole seconded.

Treasurer's Report

- Need to complete a 2022 Budget now that new insurance premium is set
- No reserve funds
- Balance is \$13,368.80
- \$1250 dues from 2021 not collected
- Taxes need to be prepared

Old Business:

- Vote tally for proposed insurance amendment
 - o Yeses - 21
 - o Nos - 3
 - o Non-responses - 2
 - o New insurance amendment passes
 - o Jonathan will file the amendment with El Paso County
 - o Send an email to members and post on the website reminder to get personal insurance effective March 1, 2022
- Snow plowing
 - o Current policy is to plow at 2" for the road, and 4" for the driveways
 - o Review adjusting snow level triggers once we have money
 - o Ice buildup solution needs to be discussed
 - Idea - add salt application to plowing contract
 - Idea - purchase a 4-wheeler

New Business:

- New Insurance Policy in effect as of 1 Mar 22
 - o Reduced rate from \$54,000 to \$2,700 per year
- Snowplowing
 - o Adding ice treatment to end of driveways in 2022/23 contract
 - o Reducing limits on accumulation from 4" on driveways to 2"
- New trash service
 - o Infinite is replacing GFL
 - o Infinite dropping off new trashcans on Monday, 28 Mar
 - o New pickup day will be Mondays
 - o Put out trash by 7am on Tuesday, 29 Mar

- o Leave old trashcans out on Tuesday, 29 Mar for GFL to pick up
 - o Infinite will be \$55 lower per month
 - o Recycling \$5.95/month will be billed to residents
- Establish a reserve fund of \$20,000
- Fund rewriting of CCRs
 - o Lawyers fees of approximately \$7K- \$10K
- Filed an extension for annual tax filing
 - o Approximately \$450
- Looking for volunteers for Vice President position as Graham Smith is stepping down
 - o Graham will be At-Large member for HP
- Recurring open meetings will be scheduled on second Tuesday of every month
- Anticipate construction of three new homes in empty lots at top of PHP

Tabled Business:

- Sprinkler system
 - Brenda Peterson wants to pay to disconnect her water system from the HOA water system

Member Comments

- We need to determine who is responsible for sewer line repairs

Meeting adjourned at 7:03pm