



Anglers Preserve Owners Association

NOTICE IS HEREBY GIVEN that a meeting of the Directors of the Executive Board of Anglers Preserve Owners Association will be held on Monday, June 10, 2024, at 5:00 P.M. Mountain time, via electronic Zoom meeting. To join Zoom meeting:

<https://us02web.zoom.us/j/85439421168?pwd=VWtxTnVlb1FTY0M2QWRRMG9yM0VFZz09>

Phone Only +1 253 215 8782 US

Meeting ID: 854 3942 1168

Passcode: 521256

AGENDA

1. Call to Order
 - a. Declaration of Quorum
 - b. Disclosure of Conflicts of Interest
2. Consideration of Agenda
3. Consideration of Minutes
 - a. February 27, 2024
4. Adoption of HB22-1137 Policies
5. Business
 - a. Property Manager Report
 - i. Beavers
 - ii. Driveway, Road repairs and maintenance
 - iii. Entry Light Replacement
 - iv. Landscaping & Tree Replacement
 - v. Gate & software
 - b. Discussion on Irrigation Water Usage
 - i. Water Service Agreement
 - ii. ERWSD letter – Dated May 9, 2024
 - c. Other Business
6. Financial
 - a. Financial Statements & Replacement Reserve review
 - b. Consideration of Vendor Proposals, if any
 - c. Other financial
7. Future Meetings
8. Adjournment

Please confirm to Beth Johnston, bethj@mwcpaa.com, that you will be attending the meeting.

DISTRIBUTION

Board of Directors

Jonathan Seligson, President	Term expires 2025
Skip Courtney, Vice President	Term expires 2026
Leslie Vidal, Secretary/Treasurer	Term expires 2027

Ken Marchetti, CPA, Association Manager

Matt Haebler & Kraig Labbe, Haus Vail, Association Property Manager

Notice and Agenda to all Owners

Lot 1	Phil & Kim Puckett	Lot 6	Ken & Rebecca Gart
Lot 2	Debbie and Skip Courtney	Lot 7	Maria Victoria Esteve & Eduardo Lecuona
Lot 3	David & Tracie Deason	Lot 8	James & Stacy Kleckner
Lot 4	Chris & Melissa Wright	Lot 9	Leslie & Armando Vidal
Lot 5	Jonathan & Stacey Seligson		