

Oakridge Village 2 HOA Board of Directors Meeting Minutes

Meeting Date: Thursday, Dec 12, 2024

- The meeting was called to order at 6:30pm
- Board members present: Zaid Abdo, Sara Belmont, Bill Bohlen, Rod Bowman, Len Mahoney, Camille Susemihi, Mike Winchell
- Location: 5206 Honeylocust Ct., Ft. Collins, CO

General

- Board Meeting minutes from Oct 29, 2024, were approved.

President Updates:

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Treasurer and Budget Update

- Reviewed budget. There will be a partial recovery of legal litigation fees of the amount \$2,450 for half cost of the cost of the second legal claim. The HOA recovered the first litigation cost from the insurance company.
- We might have transfer-fees for a sold house for next year.
- Put in the flow meter and ash tree treatment scheduled. Lindgren is budgeted for nine months and tree cleaning.
- Water will be 7% increased for Fort Collins but Loveland is increased by 30%. Our bill is from the city of Fort Collins.
- Board agreed that the current fees should be maintained as is for the next year.
- Board voted in agreement of the budget as presented.

Architectural Control Committee (ARC) Update

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Common Area Landscape Management (CALM) Update

- The issue of potential increase in water cost resulted in a discussion of alternatives to grass to save some of that cost.
- Maybe the area along Keenland where the water drains in the drain as well.
- Also, drought tolerant grass seeding.
- Reserve study is available on the website. Sprinkler system and tree replacement factor into the reserve we have available.
- Sidewalks are city responsibility.

Other business.

- Reviewed the newsletter. A vote for final approval will take place electronically.
- Homeowners meeting is Feb 6th at 6:30, Council tree. Room confirmed.

The board agreed to electronically discuss any matters prior to next meeting.

Action items:

1. Finalize newsletter.

Next meeting suggested January 30th, 2025 at 6:30pm, 5206 Honeylocust Ct.

Meeting adjourned at 7:55pm.