

Regular meeting of The Landings at Podtburg Village HOA board.

December 13, 2009

Agenda Item 1: Meeting called to order at 3: 01 pm.

Agenda Item 2: Attendance

Board members in attendance:

- Lynn Cunningham
- Rodney Barnes
- David Golden

Board Members absent:

- Jana Johnson
- Roy Moore

Also attending: None

Agenda Item 3:

Reading of minutes from previous board meeting. Motion to approve minutes as posted was made by David Golden, seconded by Rodney Barnes. Motion approved.

Agenda Item 4: Public Comments

- No Public Comments

Agenda Item 5: Treasurers Report / Financial Update and current bills

- Bills to be paid: Tru Green services for 2010, Dave Wales – snow removal, Mail and Copy – Mailing costs for Annual Meeting, regular utility bills.
- Deposits – Xcel Energy easement payment

Board reviewed bills and financial statements.

Motion to approve payment of bills and financial report as submitted was made by David Golden and was seconded by Rodney Barnes. Motion approved.

Agenda Item 6: Committee Reports

- No reports at this time.

Agenda Item 7: New Business:

- Discussion and summarization of the Annual Meeting. Awaiting written minutes for board review. Tabled until the next regular meeting.
- Bus Shelter - David presented findings that no used shelters are available. New shelters range in price from \$ 2800.00 to \$6500.00. Construction estimates have

not been determined at this time. Motion to table the discussion until construction cost estimates have been determined and full board is in attendance was made by Lynn Cunningham and was seconded by Rodney Barnes. Motion was approved and item was tabled.

- Board reviewed language for upcoming billing of HOA dues and made minor changes to wording of the statement and determined billing to be mailed the week of December 14, 2009. Motion to approve the billing language and timeframe for mailing was made by David Golden and seconded by Rodney Barnes. Motion approved.
- Task Delegation: Board discussion concerning division of duties and tasks. It was determined to post unapproved minutes of the regular board meetings and to review the minutes at the next meeting for any corrections and approval. Due to the absence of two board members it was determined to table the balance of the discussion until the next meeting when all board members are present.
- Long term value added ideas were presented. These included scheduling more community work days and developing task lists for the work days and determining the design of the sprinkler system pursuant to (hopefully) increasing the efficiency of water usage. Additionally the pro's and con's of the HOA purchasing maintenance equipment was discussed but tabled until the next meeting.
- Mastec (damage to tree near Highway 60) – Lynn reported that a claim had been filed with their insurance carrier and we are now awaiting a response from their insurance.
- Winter fertilization has been completed.
- Financial reserves – Discussion to combine current CD's and purchase longer term CD's to increase interest earned and to move \$14000.00 from operating account to the Money Market account as additional reserves. Motion to combine the existing CD's and purchase longer term CD's to maximize interest earnings was made by Rodney Barnes and was seconded by Lynn Cunningham. Motion was approved. Motion to move \$14000.00 from the operating account to the Money Market account was made by Rodney Barnes and was seconded by Lynn Cunningham. Motion was approved.
- Bylaws – updating of bylaws is in progress. Discussion tabled until full board is in attendance.
- Covenants – Typing of the current covenants is in progress. Once this is accomplished, updating of covenants to meet new state requirements will commence.

- Tabled discussion of lawn maintenance for 2010 until full board is in attendance.

Agenda Item 8: Other New Business.

- None Presented

Agenda Item 9: Old Business

- All old business tabled until next regular meeting of the board.

Motion to adjourn was made by Lynn Cunningham and seconded by David Golden.  
Meeting adjourned at 4:30 PM