

## **HOMESTEAD OWNERS ASSOCIATION INC.**

Design Review Committee Meeting

6:00 PM March 10<sup>th</sup>, 2011

1. Call to order – 6:05pm
2. New Business – Ganje – 11 Allen Circle – Addition – Action Item 2011-3-1 – The Ganje's presented plans to expand the width of their driveway, replace asphalt in front entry with flagstone, expand their deck, expand other areas of the home and add a bay window to their residence. All colors will remain the same on the home. Neighbor input included a question about the size of the garage, which will remain the same. DRC comments included concern regarding the deck railing encroaching into the setback, what type of lighting will be used, an extra area of roofing on the plans that is not necessary, and a construction management plan. After discussion and amendment and upon motion duly made by Director Ladd and seconded by Director Carty, it was RESOLVED that the plans be APPROVED pending: submittal of a construction management plan, removal of the extra roof in the back, approval of light fixtures, the Ganjes must not build any part of the deck onto the setback, and lastly a \$7,500.00 performance bond must also be submitted.
3. Member Input – DRC Issues – Old Business – None
4. Staff Reviewed – None

## **HOMESTEAD OWNERS ASSOCIATION INC.**

Regular Board of Directors Meeting

6:00 PM March 10<sup>th</sup>, 2011

### **ATTENDANCE:**

#### Present Were Directors:

Bobby Ladd	T.J. Johnson	Paul Backes
Billy Carty	Katie Demore	Norm Green (via skype)

#### Also Signed In:

Tracy Erickson	Kim Gauron	Mike Claymon
Marka Moser	Wolf Uberacker	Stephanie Uberacker
Teresa Ganje	Pat Ganje	Jeanette Brown
Lynn Emmert	Ken Marchetti	Jackie Marchetti
Nicky White	Cathy Smith	Will Darken
George Sellards	Dan Godec	Bob Warner
Alan Cope	Hazel Cope	Kirsten Goodman
Annie Goodman	Matt Mineh	Ray Cheesman
Matt Jones		

1. Call to order – 6:25pm
2. Member Input – One member was present to request shading at tot lots, especially the one in lower Homestead across the street from the soccer field. Tracy Erickson stated that it is in the plans to add shading to the park in lower Homestead this summer. A couple other members were present to discuss the voting at the annual meeting, the proxy process, and a list of members who attended the meeting. The Board addressed these issues and stated that they will access how the annual meeting voting and proxy process works prior to the 2012 annual meeting. Another member was present to state their concern regarding cars spinning out on the

Homestead hill, which the Board agreed is dangerous, however stated that Eagle County maintains all roads in Eagle County.

3. New Business
  - Ø Elect Board Positions – Action Item 2011-3-2 – After discussion and amendment and upon motion duly made by Director Carty and seconded by Director Green, it was RESOLVED that Director Ladd be the President, Director Johnson be the Vice President, and Director Demore be the Secretary/Treasurer, and hereby is APPROVED as presented.
  - Ø Appoint Board of Directors to DRC – Action Item 2011-3-3 – After discussion and amendment and upon motion duly made by Director Green and seconded by Director Carty it was RESOLVED that the Board of Directors be and hereby are, appointed to be the Design Review Committee.
  - Ø County Purchase of Scudder/Webster Ranch Land – Special Meeting – 7:00PM
4. Matters Pending
  - Ø None
5. Approval of Minutes
  - Ø February 18th, 2011 Meeting Minutes - Action Item 2011-3-4 – After discussion and amendment, and upon motion duly made by Director Johnson and seconded by Director Carty, it was RESOLVED that the minutes from the February 18<sup>th</sup>, 2011 Board of Directors Meeting be, and hereby are APPROVED as presented.
6. Financial
  - Ø Approve Financials – January 2011 - Action Item 2011-3-5 – After discussion and amendment, and upon motion duly made by Director Carty and seconded by Director Johnson, it was RESOLVED that the financials from January 2011 be, and hereby are APPROVED as presented.
7. Board Member Items
  - Ø Capital Improvement Survey – Preliminary Results – Informational Item 2011-3-1 – Tracy Erickson informed the Board that so far we have only had 37 responses to the Capital Improvement Survey online. The Survey will be available on Homestead's website until April 30<sup>th</sup>. We will put another reminder in the April newsletter in order to try to get more responses.
8. Director and Programs Reports
  - Ø Director's Report
9. Executive Session: None
10. Adjourn – There being no additional business to come before the Board, the meeting adjourned at approximately 6:51pm.

Respectfully Submitted,

By: Kim Gauron  
Secretary to the Meeting