

Hartsock Village HOA

Annual Homeowners Meeting Minutes

Monday, November 21, 2022

- I. A quorum of 20% of Owners or 11 Units was established. 14 In-Person, 7 Proxies.
- II. The meeting was called to order at 5:05p.m. at the East Library located at 5550 N Union Blvd., Colorado Springs, CO 80918 by Ashley Dring-Hill, Z&R Property Manager.
- III. Introductions
 - A. Z&R Property Manager: Ashley Dring-Hill
 - B. Board Members: President, Barbara Budd, Vice President/Treasurer, Robert Reder, Secretary, Patricia Lau
 - C. Owners: Priscilla Neuharth, Sally Percy, Cheryl Dinsmoor, Tracey Lewis, Joshua Cook, James Wanderman, Jackie Greiner, Evelyn Knowlton, Kevin Morton, Mike & Mimi Leverington. Denise Lucas
- IV. Approval of 2021 Annual Meeting Minutes
 - Denise Lucas moved to approved the Minutes
 - Sally Percy seconded the motion
 - The motion carried
- V. Election of a member to the Board of Directors
 - A. Robert Reder is nominated for re-election
 - B. Mimi Leverington is nominated from the Floor by Denise Lucas
 - C. Ballots were distributed to Owners
- VI. Annual Reports
 - A. President, Barbara Budd
 1. No increase in dues for 2023
 2. New parking lot designations
 - B. Treasurer, Robert Reder
 1. Budget Process
 2. Budget Overview 2023

VII. Ratification of 2023 Operating Budget

- Cheryl Dinsmoor moved to approve the Operating Budget
- Sally Percy seconded the motion
- The motion carried

VIII. Community Projects

A. Update - Robert Reder

1. Landscaping (late 2021)
2. Fire Mitigation
3. Security Cameras upgraded and new in lobby/garages
4. Sidewalk Repair and replacement
5. Foundation Wall 3765
6. Parking Permits
7. Parking lot asphalt repair, seal coating, re-striping
8. New Keri Entry Systems (still in progress)
9. Entry Mats throughout community

B. Future Considerations - Robert Reder

1. Additional Landscaping
2. Additional Fire Mitigation
3. Re-striping garage parking spaces
4. Fencing

IX. Open Forum (General Community Issues Only)

- A. Cleaning tile floors in the elevators
- B. Repair or replace common area carpets 3765
- C. Installation of parking bumpers at the north door 3765

X. Election Results

- Vote count of ballots and proxies by Ashley Dring-Hill is 18-3
- Robert Reder is elected to a term of 3-years

XI. Adjournment

- Cheryl Dinsmoor moved to adjourn the meeting
- Tracey Lewis seconded the motion
- The motion carried, Annual Meeting adjourned at 6:05p.m.

Executive Session

- I. The Executive Session was called to order at 6:15 p.m. at the East Library located at 5550 N Union Blvd., Colorado Springs, CO 80918
- II. The purpose of this Executive Session is for the Board to name its Officers
- III. New Officers
 - A. Barbara Budd, President
 - B. Robert Reder, Vice President/Treasurer
 - C. Patricia Lau, Secretary
- IV. Next scheduled Board Meeting
 - Friday, January 20, 2023 at 3755 Hartsock Ln. Unit 103 Colorado Springs, CO 80917
- V. Adjournment
 - Barbara Budd moved to adjourn the Executive Session
 - Robert Reder seconded the motion
 - The motion carried, Executive Session adjourned at 6:30p.m.