

# *Parker Homestead Homeowner's Association*

## **“DRAFT”** Board Meeting Minutes

Tuesday, September 10, 2024, at 6:00pm via ZOOM

### **DATE AND TIME**

A meeting of the Parker Homestead Homeowner's Association Board of Directors (referred to hereinafter as the “Board”) was held on Tuesday, September 10, 2024, at 6:00 PM via Internet ZOOM.

### **CALL TO ORDER/ESTABLISHMENT OF QUORUM**

Director Rick called the meeting to order at 6:00 PM.

Directors Present: Rick Milburn, President, Tamara Davis, Secretary, Lam Dinh, Treasurer

Also present from Teleos Management Group was Heidi Brown, Community Manager.  
Homeowners – See sign in list.

### **APPROVAL OF June 04, 2024, MINUTES**

Upon motion by Director Lam, seconded by Director Rick, upon vote and unanimously carried the June 04, 2024, meeting minutes approved.

### **ACCEPTANCE OF 2nd Qtr,2024 FINANCIALS**

Upon motion by Director Tamara, seconded by Director Lam, Objected by Rick, format was not as he asked for reserves and quarterly reserves needed to be transferred from operating to reserves. Upon vote and majority carried the 2nd Qtr. Financials for 2024, approved.

### **OLD BUSINESS**

- 180 Day Rental Requirement/Homeowners lease packet – Board is holding off as rules will be updated cleared up in 2025 and the HOA doesn't want t to rewrite the policy. Currently, there are no issues with renters so it would be fine to hold off.

### **NEW BUSINESS**

- The Snow Removal contract was signed with All Phase Landscaping. There is a 4” trigger and only areas to be serviced will be the walking path behind mailboxes to meet up with main trail, and then along Double Angel.
- Two open positions for election at November's Homeowners Annual/Election meeting.

## **OPEN FORUM**

- Thank you to all for the somewhat repairs to the walking path behind the community. Heidi has been working with the City of Parker, Douglas County, and Parker Homestead Metro District to get someone to address the overflowing creek and dangerous sludge that is in this area it is leaving on the path.

## **ADJOURNMENT**

There being no further business to come before the Board at this time, the meeting was adjourned at 6:24 PM.

**Respectfully submitted,**

**By:** \_\_\_\_\_