

**First Eagles Point Homeowners Association  
Board of Directors Meeting  
Minutes of January 20, 2021**

<b>PRESENT:</b>	Wendy Harris Mac McCurdy Al Reuter Carla Yeater	President Secretary/Treasurer Director Director
<b>ALSO PRESENT:</b>	Keith Lammey	Association Manager
<b>ABSENT:</b>	Marvin Adair	Vice-President

The meeting was called to order at 7:02 PM by Wendy Harris.

#### **Approval of Minutes**

A **motion** was duly made by Mac McCurdy and seconded by Al Reuter to approve the October 21, 2020 minutes of the Board of Directors meeting. *Passed Unanimously.*

#### **Manager's Report**

The Association Manager submitted a short written report including financial statements through December 2020. There was a discussion regarding each of the past due accounts. A **motion** was duly made by Mac McCurdy and seconded by Carla Yeater to approve the financial reports, as presented, through December 2020, subject to audit. *Passed Unanimously.*

#### **New Business**

##### **Review and Approve FYE 2022.03.31 Budget**

The draft budget for the fiscal year ending on March 31, 2022 was explained by the Association Manager. The draft budget would continue the quarterly assessments and the contribution to the reserve fund at this year's amounts. The proposed budget was nearly identical to the current budget. Following a thorough review and a discussion of the budget, a **motion** was duly made by Mac McCurdy and seconded by Al Reuter to approve the FYE 2022.03.31 budget as proposed. *Passed.*

##### **Fiber optics**

The Association Manager explained that, as the board requested at the October 21, 2020 board meeting, he had investigated the availability of fiber optic service in First Eagles Point. He advised that CenturyLink does not provide fiber optic service anywhere in Battlement Mesa and that they won't even speculate as to when they will be able to provide fiber optic service. Currently, CenturyLink's fastest internet speed is 12 MBPS (mega bits per second). In contrast, Comcast Xfinity can provide high speed internet which is primarily fiber optic-based service. Xfinity has fiber routed to numerous locations in Battlement Mesa, and is using conventional cabling to connect users to these locations. Despite the use of conventional cabling from the ends of their fiber optic lines to user locations (residences) Xfinity can provide up to 1,000 MBPS internet speeds.

##### **Confirm Annual Meeting Date and Format**

Following a discussion regarding the impacts and complications of conducting meetings during this Covid pandemic, the general consensus of the board was to hold the Association's Annual Meeting on the scheduled date of February 17, 2021 and to organize the meeting as an in-person meeting; however, to enforce strict social distancing rules.

## **Other Business**

There was no other or old business to be discussed.

## **BMSA Delegate Report**

Al Reuter, the First Eagles Point Delegate to the Battlement Mesa Service Association provided a brief update on recent BMSA activities including that:

- The BMSA December 2020 meeting was canceled due to Covid.
- Due to budget constraints, the GarCo Sheriff's office is no longer providing any animal control services in the County which includes Battlement Mesa.
- Terra has purchased Ursa and had indicated that it does not plan to do any additional drilling in the Battlement Mesa PUD.
- Despite the fact that Ursa was able to pay \$5.8 million to Garfield County which was owed for taxes, it is unlikely that the BMSA will ever receive the \$500,000 which Ursa owes them.
- The BMSA's Architectural Committee has approved the construction of a new home that will be built at 40 Eagle Ridge Drive.

## **Adjournment**

With no further business to come before the Board, a **motion** was duly made by Mac McCurdy and seconded by Windy Harris to adjourn the meeting at 7:43 PM. ***Passed***