

**First Eagles Point Homeowners Association
Board of Directors Meeting
Minutes of April 21, 2021**

PRESENT:	Wendy Harris Marvin Adair Mac McCurdy Al Reuter Carla Yeater	President Vice President Secretary/Treasurer Director Director
ALSO PRESENT:	Keith Lammey	Association Manager
ABSENT:	None	

The meeting was called to order at 6:58 PM by Wendy Harris.

Approval of Minutes

A **motion** was duly made by Mac McCurdy and seconded by Al Reuter to approve the February 17, 2021 minutes of the Board of Directors meeting. *Passed Unanimously.*

Manager's Report

The Association Manager submitted a short written report including financial statements through March 2021. There was a discussion regarding the Association's only past due account. A **motion** was duly made by Mac McCurdy and seconded by Carla Yeater to approve the financial reports, as presented, through March 2021, subject to audit. *Passed Unanimously.*

New Business

Review and Approve Valley Pavement Maintenance Bid

The asphalt pavement maintenance crack fill and seal coat bid from Valley Pavement Maintenance was presented and discussed. The Association Manager explained that the bid was only slightly higher than the cost of the crack fill and seal coat that was done in 2017 by Alpine Pavement Maintenance. Following a thorough brief discussion of the bid, a **motion** was duly made by Mac McCurdy and seconded by Al Reuter to accept the Valley Pavement Maintenance bid as proposed. *Passed.*

Review and Discuss Reserve Fund Investments

The Association Manager explained that interest rates were quite low and that it would be difficult to match the 1.85% rate that was being paid by Bank of Colorado; however, he would continue to explore investment options.

Request to Move July 13, 2021 Meeting Date

The Association Manager explained that he had a conflict with the July 14, 2021 date and requested to move the meeting date back to July 21, 2021. The board didn't object and agreed to delay the meeting one week.

Other Business

Wendy Harris explained that her house was under contract and that she would be moving out of First Eagles Point within a few weeks, thus she was resigning effective at the end of the meeting. The other board members thanked her for her many years of service on the board. After the Manager explained that the

board has the right to appoint a person to fill the open board of director's position, two possible candidate names were discussed; however, not action was taken to appoint a replacement.

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 has agreed to purchase nine small parcels of land from Battlement Mesa Company. Some of the parcels are landscaped property that the BMSA has been doing the landscape maintenance on for many years. Other parcels are arroyos, etc. that will enhance the community's open space.
- The BMSA has agreed to obtain a bid from Lush Green Landscape Management for correcting the aged look of the landscape along Spencer in front of First Eagles Point HOA. The parcel is owned by Battlement Service Association.
- The purchaser of much of the lands, including the Town Plaza, attended this month's BMSA meeting and made a presentation regarding their plans to actively begin one or more residential areas as early as the spring of 2022. Wendy Harris expressed concerns regarding possible increased traffic at the Colorado River Bridge.
- The BMSA's Architectural Committee has approved the construction of another new home that will be built at 226 Eagle Ridge Drive.

Adjournment

With no further business to come before the Board, a **motion** was duly made by Wendy Harris and seconded by Al Reuter to adjourn the meeting at 7:31 PM. *Passed*