

AGENDA

ASPEN VILLAGE HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

October 8, 2024
6:30 pm

Join Zoom Meeting

<https://zoom.us/j/95109953495?pwd=0ldwaqvixs7md38AX9Vk0A3AbjofuH.1>

Meeting ID: 951 0995 3495

Passcode: 970882

Dial by your location: +1 719 359 4580 US

Board Members:

James Anderson | Dan Fellin | Michael Masciocchi | Tyler Schube | Kate Spencer

1. CALL TO ORDER

The Board of Directors will call the Board Meeting to order and determine a quorum.

2. APPROVAL OF SEPTEMBER 17, 2024 BOARD MEETING MINUTES

The Board will review and consider approving the September 17, 2024 draft meeting minutes.

3. HOMEOWNER COMMENTS

The Board will open up discussion for items not on the Agenda, brought forth by present homeowners. Homeowners will have a three (3) minute maximum per item.

4. BOARD COMMENTS

The Board will open up discussion for items not on the Agenda.

5. HOA FINANCIAL REPORTS, 2025 BUDGET & CHARGING ASSESSMENTS IN 2025

The Board of Directors will review and consider for approval the September 2024 Financial Reports.

The Board of Directors approved of a proposed 2025 Budget at their September 17, 2024 meeting to begin charging an annual assessment of \$400.00. A letter to notify owners of this assessment was reviewed by legal and sent via email/mail. The Board will discuss additional ways to notify owners of this upcoming change.

6. ACC COMMITTEE UPDATE

The Board will be provided with an update from the ACC Committee.

7. **MEETING OF THE MEMBERS AND BOARD ELECTION**

The Board of Directors will discuss preparing for the upcoming Board Election.

8. **AMENDING ASPEN VILLAGE'S CC&Rs**

The Board of Directors will review a second draft received by legal of the Amended CC&Rs, as well as first drafts of the new Architectural Guidelines and Rules and Regulations for Aspen Village HOA.

9. **9 LOTS DISCUSSION**

The Board of Directors will discuss the 9 undeveloped Lots in Aspen Village.

10. **HOA NEWSLETTER**

The Board of Directors will discuss creating an HOA newsletter.

11. **WINTER BONFIRE**

The Board of Directors will discuss hosting another Winter Bonfire event for the community.

12. **EXECUTIVE SESSION**

The Board of Directors will end the open session portion of the Board meeting and move into executive session to:

- Review of or discussion relating to any written or oral communication from legal counsel

13. **ADJOURNMENT**

The next Aspen Village Board Meeting will be on November 12, 2024.

HOA Board Meeting Dates for 2024:

- None.

Annual Meeting of the Members will be on December 10, 2024.

* Please Note: All topics listed on the Agenda are subject to change. *