

SKYLAND COMMUNITY ASSOCIATION
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ANNUAL PROPERTY OWNERS MEETING

MEETING MINUTES – July 11th, 2021

Board Members Present:

Hal Cook
Kent Fulton
Dave McGuire
Carol Ann May
Steve Polan

Others:

Mike Billingsley – Manager
Approximately 35 property owners

Due to restrictions on gatherings, the 2021 Annual Homeowners Meeting was held via Webex Conference.

Hal Cook opened the meeting at 4:00 p.m.

ROLL CALL AND INTRODUCTION OF PROPERTY OWNERS

Hal Cook introduced himself and skipped the individual introduction of each owner.

APPROVAL OF MINUTES OF 2020 ANNUAL MEETING

Steve Polan made a motion to dispense with the reading of the minutes and to approve the minutes of the 2020 Annual Property Owners Meeting. Carol May seconded the motion and the motion was approved by acclamation.

FINANCIAL REPORT

Kent Fulton presented the financial report, including a review of the Balance Sheet and proposed 2021 budget. Kent summarized the balance sheet, including the cash and the performance deposit accounts. The Capital Budget for 2021 was reviewed along with the Ten-Year Capital Plan.

Carol May made a motion to approve the 2020 Financial Report and 2021 Operating and Capital Budgets as presented. Steve Polan seconded the motion. The motion was approved by acclamation.

ELECTION OF ONE DIRECTOR

Hal Cook stated that one seat was open on the Board, carrying a term of 3 years. By acclamation, the owners unanimously approved Dave McGuire to serve on the Board of Directors.

SKYLAND METROPOLITAN DISTRICT/EAST RIVER REGIONAL SANITATION DISTRICT UPDATE

The manager provided the owners with an update on the activities of each District;

Skyland

The District continues its work on long-term road and water plans. Several water projects are underway for 2021. Skyland's Third Filing, Phase II is substantially complete. The Developer is completing the tasks required to convey the new development to the District. The District is completing a new homeowner's trail linking Lake Grant to the Bridges Trail/Upper Loop as part of the Third Filing, Phase II development.

Western Colorado is currently in a drought with an emergency being declared by the Governor. The District has asked residents to conserve water. The water storage tanks are being kept full.

East River

The District continues updating the Master Plan and Capacity Planning Study. An upgrade for the lift station is nearing engineering completion and will be going out to bid for construction in the fall.

RATIFY THE 2020 ACTIONS OF THE BOARD

Dave McGuire made a motion to ratify the 2020 Actions of the Board. Kent Fulton seconded the motion. The motion was approved by acclamation.

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE MEMBERSHIP

Scott Trotter asked if the Board was doing anything for affordable housing. Hal Cook discussed the Whetstone Parcel owned by the County and the County's plans to build affordable housing on the parcel.

ADJOURN

At 4:28 pm, Kent Fulton moved that the meeting adjourn. Dave McGuire seconded the motion and it passed with a unanimous vote.