

Mirasol Senior Community
HOA Executive Board
1/26/2018
8:30 a.m.

Present: Jeff Feneis, Mike Hersh, Amy Irwin, Ron Grassi, Uwe Pahlen, Sharlet Lee

Chairman: Called the meeting to order at 8:33 am

Jeff introduced, welcomed, and thanked the newest board member, Uwe Pahlen.

Jeff asked for a motion to approve the October 2017 meeting minutes. Ron made a motion to approve and Amy 2nd the motion. All in favor, and the minutes were approved.

New Business:

Sharlet reviewed the last quarter of 2017 financial statements. Sharlet explained in detail the financial statement to Uwe. Sharlet stated there is excess cash flow of approximately \$12k in the homeowner's budget. Any excess cash flow confirmed by the audit will go into the Working Capital Reserve. Next year the homeowners will be spending around \$5,000 in landscaping. She also shared that there would be a withdraw from the Working Capital Reserve based on the approved 2018 budget to keep the HomeOwner HOA fee increase at \$10.

Uwe questioned the decreased spending in snow removal due to lack of snow. Would it be added to operating capital? Sharlet explained the extra money would go into the Working Capital Reserve and be available for unbudgeted expenses such as snow remove in future years.

Sharlet stated 2017 was a good year for the homeowner's, financially speaking.

Sharlet said the auditors would be coming to prepare the 2017 HOA audit. The results should be returned around March.

Jeff moved forward with voting on officers.

President – Ron motioned for Jeff to remain as president. Amy 2nd the motion, all approved.

Vice President – Amy motioned for Andy to become Vice President. Ron 2nd the motion, all approved.

Secretary/Treasurer – Amy motioned for Ron Grassi to be seated as Secretary/Treasurer. Uwe 2nd the motion, all approved.

Ron brought forward a need for additional benches on the walking paths. Mike will price benches and review Mirasol Community map for placement of benches. In April the board will decide how many benches will be purchased, and what type of bench will be suitable. The matter will be voted upon at the April board meeting.

Ron expressed concern regarding snow removal. The company is leaving snow in piles near walkways, and mailboxes. Mike will speak with the snow removal contractor.

Jeff adjourned the meeting at 8:56 am

Next Executive Board Meeting will be April 27, 2018