ENGLISH GARDENS 4 HOMEOWNERS ASSOCIATION
ANNUAL MEETING
Minutes of Meeting, November 15, 2023, at 7:00pm

CALL TO ORDER:
The meeting began at 7:09 p.m. Mr. Patterson, President, Ms. Kirstin Janke, Secretary, Mrs. Megan Carney Reed Treasurer attending in person, and Mr. Ron Cairns, Vice President was not in attendance however provided a proxy.

ROLL CALL:
Secretary Kirstin Janke conducted roll call and declared that a Quorum was established with 55 of the record 92 homeowners (64.13%) attending the meeting either in person or by proxy. A quorum established, Ms. Janke provided proof of meeting notification to all member homes as of record date October 23, 2023, and meeting came to order.

PROOF OF MEETING NOTIFICATION AND REVIEWING MINUTES OF PREVIOUS MEETING:
Minutes of the November 2022 English Gardens 4 HOA meeting were emailed prior to the meeting and provided in hardcopy at the meeting. Ms. Janke requested a waiver of the reading of the minutes to reduce the length of the meeting, however there was a correction to the minutes. Cindy Snook stepped down as a block captain of the Neighborhood Watch, not Cindy Buttermore. This change was uncontested. Motion by homeowner, Ken Shorter, Second, by Mindyjo Germann, and vote by show of hands the motion passed and the 2022 minutes of English Gardens 4 Homeowners Association with the change.

REPORTS OF OFFICERS:
Jeff Patterson provided the President's Report during which he brought us up to date where he stated this year has been uncomplicated with all construction and required landscaping completed. There has been good communication regarding sheds and questions about solar.

Ms. Megan Carney-Reed provided the 2022 Treasurer's Report. Financials (schedule of revenues and expenses) provided at the meeting. Ms. Carney-Reed advised those in attendance that there was recently a large expense paid to Misty Mountain to avoid flooding and eroding and did not want homeowners to be surprised next year. Ms. Carney-Reed requested a vote for approval of the financials as provided. Motion by homeowner, Mark Bray, Second, by Brian Goforth, and vote by show of hands the motion passed and the 2022 Financials of English Gardens 4 Homeowners Association were approved as written and distributed.

Ms. Carney-Reed further reminded homeowners that 2024 dues should be paid by 12/31/2022. Invoices with stamped return envelopes were provided in meeting materials for this purpose. Dues may also be paid by credit card, for an additional $3 processing fee. An e-mail link was provided in the email notification about the meeting.

Mr. Peter Germann provided the Report of Architectural Control Committee. Some requests had to be reviewed with the city and homeowners applied for appropriate permits when needed. All requests are reviewed as quickly as possible.

DRAFT

NEIGHBORHOOD WATCH:
Bob Balario discussed the intention of block captains are an extra set of eyes if you are going to be gone. Residents can also contact your neighbors. Mr. Balario reminded residents direct contact with Sheriff's department for emergency notifications if necessary. Overall, our neighborhood has been quiet. Mary Hodson has had a couple of experiences. Mr. Balario informed the residents Montrose is running a personal safety program and handgun training and residents can contact the Sherriff or Police department for more information. In addition, Mr. Balario reminded residents of Ready Ops. This program is an "opt-in" program that enables the Sheriff's Office to send text messages to entire subdivisions. In the event of an emergency, the Sheriff's Office can reach residents quickly by text, like reverse 911.

SNOW REMOVAL:
Mark Bray volunteered after a previous board meeting to remove snow from the sidewalks in the community. There are criteria, including the amount of snow, and Mr. Bray did this three times last year for a donation from the HOA. If vehicles are present Mr. Bray would avoid those areas due to the risk of damage. It was discussed that the board has not found anyone to contract for driveways or sidewalks, however residents can look for personal snow removal services if needed. One resident asked what time of day this would occur, and it was discussed that Mr. Bray is volunteering to do this and discussed the criteria. Another resident asked the community to not shovel into the street as it will not melt.

NEWSLETTER:
Firstly, Mr. Patterson thanked Brian Goforth for allowing our community to use this building for the HOA meetings.

Mr. Patterson discussed that the community has had a quarterly newsletter with tips and reminders, which also includes the home of the quarter who receives $20 Home Depot gift card. Deb Patterson is resigning from the newsletter and asked if there were any volunteers. No volunteers.

OLD BUSINESS: No old business

NEW BUSINESS:

Election of Officers - Mr. Patterson opened the meeting to nominations and volunteers for President, Vice-President, and Secretary. The President and Vice-President's terms end 12/31/2023 and the Secretary is moving out of state in 2024 and can no longer meet the obligations. Mr. Patterson provided a brief overview of duties and the by-law requirements. Mr. Patterson discussed that if there were not volunteers the board would need to pursue engaging an HOA management company. There were no volunteers and a request to investigate HOA Management company options was presented. Upon motion by Mindyjo Germann, Second, by Mary Terpstra, and vote by show of hands the motion passed.

No additional new business

ADJOURNMENT:
There being no further business. Upon motion by Mark Bray, seconded by Chuck Fowler, and vote by show of hands, the meeting adjourned at 7:58 p.m.

DRAFT

DRAFT