

## **Baxter Meadows Master HOA**

Monthly Board Meeting Minutes

January 16, 2018

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A meeting of the Board of Directors of Baxter Meadows Master Community Association was held on January 16, 2018 at the offices of Luna Properties, LLC (LP).

**Director's Present:** Greg Kujawa, Kellen Gamradt and Patricia LaPointe.

**Not Present:** Wyatt Hicks

**Call to Order:** The meeting was called to order at 12:03PM MST. A quorum of Directors were present at the meeting, having duly been convened, and were ready to proceed with business.

### **NEW BUSINESS**

**Review of November Meeting Minutes:** Minutes were reviewed and approved as written.

**Review of Financials:** Financials were reviewed. Regarding 2018 budget, discussion to add line item to show Montana Opticom income and expense. LP to finalize and email BOD.

### **Montana Opticom:**

Agenda for community meeting:

Introduction of BOD and Attorneys

Wyatt – recap history of HOA with Opticom

Judd to address owner concerns

- Discussion of communicating agreement with potential buyers by listing on GAR email. LP to look into.
- LP needs monthly hook up update from Opticom.
- LP to update Opticom monthly new property sales
- Discussion of how to address issues during transition, LP to report to attorney's all issues.
- X7 days to connect after making contact – owners being told 3 weeks.
- LP to create complaint document and send to attorneys.
- LP to waive Jan fees based on no hook up, vacant lot or paid Opticom
- Request from Judd for list of provision points of the contract – listed in agreement
- LP to list new agreement on the website/owner portal

### **Open Floor**

June Annual Meeting – Board Election Time – 3 spots open, Kellen, Greg and David

Set Annual Meeting Date:

**Meeting Adjourned: 1:15pm**

**Next Meeting: May 9, 2018**