

## **Baxter Meadows Master HOA**

Board Meeting Minutes- January 20, 2021  
2pm via Zoom

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### **Call to Order: 2:05pm**

Present: Kevin Kuehnel, Mike Flynn, Chuck Camps, Celia Graven, Laura Dornberger, Shannon Weber (Luna)

**Review December Minutes** - Minutes reviewed and approved with minor changes.

**Review Financials & Proposed 2021 Budget-** Financials were reviewed. The City of Bozeman has reimbursed \$27,673.67 for July 1 - October dates for maintenance on city dedicated parks. Kevin Kuehnel will review the lawn and snow removal contracts and review the budget before final approval is given.

### **Old Business**

Montana Opticom - Discovery in process.

Spring 2021 Projects - Tree Replacement, discussion to review tree options for shade trees sometime in April. Refer to the map prepared by Advantage.

Kimberwicke Irrigation Repairs - The City did not notify the HOA regarding the construction. Mike suggests that the City needs to pay for the \$10,000 repair to fix the problem.

### **New Business**

Design Review Board Volunteers - board discusses interviewing candidates via zoom at the next board meeting. Luna to contact the prospects.

### **Open Floor**

Discussion of snow removal removed less than two inches. Luna to reach out to Advantage to discuss timing of snow removal and make sure the HOA will not be charged.

Review of Airbnb language in Amended Master documents and Baxter West documents. Luna has communicated with the property owner in question.

**Meeting Adjourned: 3:10pm**  
**February 24, 2021 2pm**