

**Baxter Meadows Master HOA**  
Board Meeting Minutes  
November 18, 2020 - 2pm

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Call to Order: 2:07pm

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

Review & Approve October Minutes: Minutes were reviewed. Mike motions to accept as written, Laura seconds. Minutes were approved. Question asked of what owners in Crossing II have paid towards past due balance.

**Review Financials**

Discussion raised as to what amount the HOA should maintain in their reserve accounts. There was an audit completed a few years back to review common area maintenance, however that report included city dedicated parks. Luna to send out the audit again to the board for further review. Discussion also had as to when the City will be reimbursing for the dedicated parks. Luna spoke with Thom White today and we should see a reimbursement within the next few weeks.

**Old Business**

Montana Opticom- updates provided on the current situation. Still trying to set the mediation date.

Common Area Maintenance Items - Spring 2021 Tree Plan, Baxter Border Ditch green mesh, Kimberwicke Irrigation.

City of Bozeman construction on Arabian has caused property damage on some homeowner lots. The City does plan to come back in the spring to make repairs. Luna to send an email to the owners on Arabian asking them to create a list of any damages so we can report to the City engineers to make sure those items are repaired next spring. Need to send a reminder to Jason at Stay Green that the work is happening on Kimberwicke so we can get in there and complete the Kimberwicke repairs needed to pump water to the boulevard off of Kimberwicke.

**Meeting Adjourned: 3:10pm**  
**Next Meeting: December 16, 2020**