

Baxter Meadows Master HOA

Monthly Board Meeting Minutes

September 13, 2017

A meeting of the Board of Directors of Baxter Meadows Master Community Association was held on September 13, 2017 at the offices of Luna Properties, LLC (LP).

Directors Present: Greg Kujawa, Kellen Gamradt, Wyatt Hicks

Directors Not Present: David Dennis, Patricia LaPointe

Call To Order: The meeting was called to order at 12:07PM 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 September Meeting Minutes: The minutes were reviewed and approved as written.

Review of Financials: Financials were reviewed with no further discussion.

Legal Report: Nothing to update regarding law suit with Montana Opticom. BOD asks for update from Troy Benson regarding summary judgment. After discussion with Troy, BOD will decide whether to hold special meeting with the community members.

Projects – Open and Common Area Space:

- **Farrier Lights** – perhaps lower watt bulbs can replace current bulbs to reduce brightness.
- **Kimberwicke Trail Bids** – Bids were reviewed and Solstice Bid was approved.
- **Wasp Complaint** – 10 ACRE park. Pest control called to handle.
- **Vacant Lot** – 2nd Cut needed? BOD agrees not needed.
- **Sidewalk Completion** – Coming up on 3 year mark for Phase 3B. Kellen to talk to City about whether they can enforce install.
- **City of Bozeman Parks** – If City takes over park management will be based on commission approval. Wyatt to attend commission meeting to inquire.
- **Tree Bid** – Request for Spring with Map for tree replacement.

Meeting Adjourned: 12:45pm

Next Meeting Date: January 10, 2018