

GALENA COUNTRY ESTATES HOMEOWNERS ASSOCIATION
EXECUTIVE BOARD OF DIRECTORS MEETING MINUTES
September 22, 2020

Board Members Present: Larry Crapo, Jaime Aranda, Pamala Ganger, John Grecu and Tania Williams

Others Present: Holly Bullock, EBMC Community Manager

Upon notice duly given in accordance with NRS116, the Executive Board of Directors Meeting of the Galena Country Estates Homeowners Association held their Executive Board of Directors Meeting via Go To Meeting.

CALL MEETING TO ORDER – ROLL CALL – ESTABLISHMENT OF A QUORUM

President Larry Crapo called the meeting to order at 6:28 p.m. All Directors were present and a quorum was established.

MINUTES

August 25, 2020 Executive Board of Directors Meeting Minutes – The minutes were reviewed.

Motion: Pamala Ganger moved to approve the August 25, 2020 Board meeting minutes as presented. Jaime Aranda seconded the motion. The motion carried unanimously.

HEARINGS –

Tanner, 2275 Snowmass Drive – Maintenance & Repair

Holly Bullock reported that Mr. Tanner had painters at his home when she was out on September 17, 2020. She reported that she went to property today and confirmed that work on painting the exterior was in process and should be finished within the next few days. Holly reported the Association should wait on fines since he has complied with the request to do the painting maintenance on his home. A Result of Hearing Response will be sent to Mr. Tanner regarding the issue and it will be closed.

VIOLATION STATUS REPORT

A review of the report was done.

John Grecu noted as he drove in off Telluride this evening, he observed someone moving into the home at 2450 Telluride into the unit on the side of the house. Holly was directed to send a second notice to the owners on this issue.

DELINQUENCY REPORTS

The Board reviewed the EBMC and LGK Delinquency reports.

Discussion was held regarding the next step to file the Notice of Default & Election to Sell filing through Kern's office for Chaay, 14605 Sundance was held. Direction was to proceed with filing.

ASSESSMENT CORRESPONDENCE

LATE FEE REQUESTS

337 Winter Park - Mantini – Owner requested consideration for waiving late fees. He indicated he didn't receive the January statement.

Motion: Pamala Ganger moved to approve the request to waive the late fees. John Grecu seconded and the motion carried unanimously.

LEGAL

Nothing to report at this time.

CORRESPONDENCE

The Board reviewed and discussed the letter from Mr. and Mrs. Cooke, 2470 Killington regarding the compliance letters issued for the pine needles/cones debris. Discussion ensued regarding the issue and what posed a fire hazard.

Discussion to add additional information to the next newsletter regarding dead sage, brush, shrubs, pine debris should be cleared to allow for defensible space around the units and away from the roadway where it could pose a fire hazard.

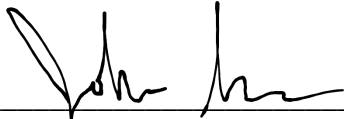
ADJOURNMENT

A motion from John Grecu and seconded by Jaime Aranda to adjourn at 6:55 p.m.

Respectfully submitted for Board review and approval.

Holly Bullock, Community Manager

APPROVED BY:



Board Secretary