

**Clearview P.U.D. Homeowners Association  
A Corporation Not-for-Profit**

**Board of Directors Meeting**

**Date: Wednesday, April 11, 2017**

**Time: 6:30 pm – 8:00 pm**

**Place: Jim Hatfield, 345 Hickory Lane**

**Meeting Notes**

1. Establish a Quorum – Brianna Waugh, Jim Hatfield, Rob Burns, Randy Olson – Board members; Verniece Thomas – Community Association Manager
2. Call Meeting to order – 6:25 pm
3. Reviewed minutes of the 3/08/17 meeting; Motion made by Randy to approve minutes; seconded by Brianna; motion approved.
4. Financial Report

	2/28/17	3/31/17
Checking #2500400250	\$ 4,361.46	\$ 4,230.63
Savings #2500400269	\$ 59,382.12	\$ 88,837.42
CD – 1/8/17 - .80%	\$ 7,826.37	\$ 7,826.37
5. Previous Meeting Business
  - a. Pond/pump house discussion
    - i. Bylaws – Review and discuss – Jim will send out a doodle poll to find out when committee can meet to further discuss and prepare documents. Various topics to be discussed – insurance, monthly operations, bylaws, etc. Xcel will start to install the transformer on April 13. Ditch water has not come in yet.
    - ii. Schedule follow up meeting to discuss operation of non-potable water company. – Will schedule meeting.
  - b. Mail in ballot update – went through the ballots. Received 77 ballots – needed to receive a minimum of 65 ballots. Results – 28 to keep covenants the same; 49 to revise quorum number to 1/7<sup>th</sup> of the members necessary to establish quorum. Covenants will be amended to reflect this change.
6. New items –
  - a. Landscape request – 143 Hawthorne Avenue – Rob made motion to approve; seconded by Randy; motion approved.
  - b. Speed limit signs – park – Verniece will contact the town of Johnstown to see if signs can be put up around the park.
  - c. Cub Creek update – received payment for the months of November, December and January for the lease that was executed with Cub Creek. Meeting will be scheduled with tax advisor as to appropriate action that should be taken in regard to monies received to avoid any tax penalties or unforeseen liabilities.
  - d. Review and approve invoices – Motion made by Rob to review submitted invoices; seconded by Brianna, motion approved.

7. General Discussion
  - a. Discussed resubmitting letter to Town regarding the development of the west side of the park. Jim spoke with John Franklin and he recommended that Clearview PUD HOA and Clearview 4 HOA request time on the town council agenda in July to discuss the development of the park.
  - b. Discussed the possibility of putting a monument on the west side of the subdivision.
8. Adjourn – motion made by Rob to adjourn; seconded by Randy; motion approved. Meeting adjourned at 8:00 pm.

#### Meeting schedule

May 10, 2017 – 6:30 PM – Randy Olson, 3120 Woodbine Avenue

June 7, 2017 – 6:30 PM – Micheal Goetz, 419 Hickory Lane