

**Rolling Hills Master HOA
Board Meeting
1/27/20**

The Rolling Hills Master Board of Directors Meeting was called to order at 7:00 pm. The Board Members that were present were Willie Grauberger, Robert Krasznai, Phil True, Jack Massie, Rick Carpenter, Kent Holle, Dee Menzies, Connie Peterson, Gerry K., Joe Skaggs, A quorum was present.

Landscape Update: Michael from Greening Up reported that he has watered the new trees. They are currently moving their offices to south Fort Collins. There was an accident up on the west end by the church that hit a couple of trees and Willie asked if he could pick up the trees. Greening Up will be putting together quotes for insurance reimbursement. There is still a little bit of clean-up to do still that they are planning to do in the next couple of weeks.

Approval of Minutes: The Board reviewed the minutes from the September and October 2019. With no changes, a motion was made and seconded to approve the minutes as presented. Motion passed 100%

Financials: PPS presented the Board with the financials from year end and 2020 budget. Table until next meeting. The budget will be finalized at the next meeting.

New Business:

Bike Rack Update – PPS purchased and will install it in a couple of weeks. It was \$273. PPS will install it.

Car Accident – There has been a couple of accidents in the last couple of months which caused damage to both Patio II and Master HOAs. Claims have been filed with both accidents.

Xcel Energy – PPS presented a request from Xcel to use the walking path to fix update their pipeline. There was question if they would repair any damage that may occur. They will repair any damages. PPS will notify those homeowners who are might be directly affected on it. A question came up how often will be using it? Pick-up trucks will be the only equipment that will be accessing this area. They are wondering why they don't ask the farmer for access.

Annual Meeting – 3rd Monday in March will be the annual meeting.

Potential New Board Member – Bob Bixler attended the meeting to talk about the insurance coverage. He lives on Chesapeake Circle. He would like to be a member of the Board and wants to prepare his access. He did research on the current insurance policies. He would like to increase the coverage in order to be on the Board. He thinks the current insurance in not adequate. A motion was made and seconded to review the current insurance coverage to see if its adequate coverage. Also, opinion to see if the insurance agent is adequate as well. The Board will take Mr. Bixler's request into consideration. Motion passed 100%.

Sign on Hwy 60 – The Board is requesting the sign be removed. There was discussion if there are any lots left. A motion was made to remove the sign on Hwy 60 for the patio homes. The information is wrong on the sign and bill the owner of the signs. The motion was seconded. Dee amended his motion to send an additional letter that is registered with return receipt. The Board will give him 2 weeks to take it down or he will be charged for it.

Park Oil Patch – Make it into a grassy knoll and might not be an eyesore.

Windgate – At the end of Windgate has been a patch of ice, it appears to be missed, and the road in between Master and Landings is icy as well. It appears that it is blow over. PPS will take a look at it and see if it can be cleared.

The Rolling Hills Ranch Board of Directors meeting was adjourned at 8:10 pm.

Respectfully Submitted,

Sandra Oldenburg
Community Manager, CAM