

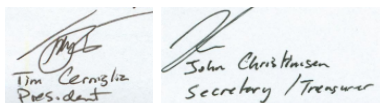
HP3 Homeowners Association Board of Directors

Meeting Notes (6/25/21)

Meeting Location: 5pm, Christiansen Home, Highland Park 3A Subdivision

1. Call Meeting to Order @ 5:10pm
2. Approve last month's meeting minutes (OBE)
 - a. Approval of 4.20.21 Meeting Notes by Tim Cerniglia/President, Duc Tien Luu/Vice President, & John Christiansen/Secretary.
3. Member forum
 - a. No Members were present at the meeting
4. Open business:
 - a. Dues
 - i. (0) outstanding Annual Dues Remain outstanding.
 - b. Merger with HPA1 & HPA2
 - i. Discussed meeting attended with other HOA's by John Christiansen, details of the agreement which they were entering into with Warren Management, Cost impact, and how we planned to evaluate and phase the transition.
 - ii. Tim Cerniglia is planning to prepare a letter to HP3A HOA Members
5. New business
 - a. Financial report/status
 - i. \$19,501.08 cash position currently between Savings & Regular Checking
 - ii. Wave's end was paid for monthly service fee for www.HP3A.org Website
 - iii. HOA Status Letter Fees remain due for (3) new homes
 - b. Field Mowing
 - i. Tim Cerniglia plans to distribute an Email to all HOA Members about the requirement of Mowing their lots and keep them at the required heights to avoid fire dangers and Noxious Weed spread.
 - ii. A list of Mowing Companies originally provided by Doug Barber will be included in the email.
 - iii. Updated Email list with new owners has been provided with most recent owner information 6/23/21.
 - c. Compliance
 - i. No HOA Covenant Compliance issues at this time to report
6. Next meeting and meeting periodicity
 - a. HPA 1&2 Board of Directors scheduled to meet on August (XX) @ 6pm and we have decided to attend that meeting then proceed with our BOD Meeting.
 - b. HP3A Board of Directors meeting scheduled for September 21st @ 6pm at Doug Barbers Office building meeting Room. 7075 Campus Drive Colorado Springs, CO 80918
7. Adjournment of HP3A BOD Meeting @ 5:57pm

Approved by voice vote and digitally signed 9/28/21 at Member Special Meeting.



Tim Cerniglia
President

John Christiansen
Secretary / Treasurer