

**Falcon Estates HOA
Monthly FEHOA Board Meeting Minutes**

Date of Meeting: July 11, 2022
Time of Meeting: 5:57 P.M.
Location of Meeting: 21C Library
1175 Chapel Hills Drive
Colorado Springs, Colorado 80920

Present at Meeting: Jim Torley
Kelly Gengler
Lynn Murphy
Tim Fishel
Dave Draves

1. Approval of Agenda

The meeting was called to order by Jim Torley and seconded by Lynn Murphy

2. Review of Previous Minutes

Minutes from the June 2022 meeting were read, corrected, and approved unanimously.

3. Financials

Kelly Gengler submitted a receipt for \$20 for Good Neighbor gift cards

4. Consideration of Old Business

- a. General Meeting signs are set up with 3 signs on each side
- b. There is a Colorado Springs City Council meeting on July 12 to address the garage dispute between Bianchi/Pearl/Stark to approve the Bianchi garage. According to Drew Foxx, the no-build status is unrecognized by the city. The HOA is opposed to this and sent a statement in writing to Mr. Foxx.
- c. 1274 Berglind Rd is falling into disrepair. A letter was sent to the owner informing them about the state of their property as they live out of state. Members of the HOA will observe the property.
- d. A letter was sent to Sam's Club property owner and the store manager notifying them that they need to maintain their property.
- e. The annual yard sale date is June 9-11 2023.

5. Consideration of New Business

- a. Jim Torley followed up with the CERT organization. The physical location was locked and nobody is responding to any form of communication.
- b. Request by Keith & Christine Bush for approval of a Nonuse Variance to city code section 7.3.105C(1) for 549 sq. ft. of additional garage space where only 1,200 sq. ft. is allowed. This nonuse variance will also allow for an additional garage door for RV storage, where doors for no more than 4 cars are allowed. This site is zoned R (Estate Single-Family Residential) with an area of 1.14 acres and is located at 1088 Collins Rd.
- c. Request by Larry Bagley for the approval of building a new 3-stall horse barn and coral on an existing footprint where their old barn was. 7285 Ross Rd
- d. Request by Andrew Slife to add solar panels to 1912 Shreider Rd.
- e. Ice Cream Social. Continuing to look for a location to host this event. It is possible to hold it at Venhorst RD cul-de-sac.
- f. General Meeting
 - i. Order of the Slides
 - 1. Welcome
 - 2. Fire Mitigation
 - 3. HOA annual fee rate change
 - 4. Financials
 - 5. Legal (expenditures, Red Oak, D&O insurance)
 - 6. Events
 - 7. Yard Sale photos
 - 8. Dumpsters
 - 9. Traffic study needed
 - 10. Property clean up

6. ACC Committee

Lynn Murphy will reach out to people building in the neighborhood.

The meeting was adjourned at 7:08 pm by Kelly Gengler and seconded by Jim Torely