

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

**Date of Meeting:** May 17, 2022  
**Time of Meeting:** 6:00 P.M.  
**Location of Meeting:** Gengler Residence  
2135 Copley RD  
Colorado Springs, CO 80920

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

- I. **Call to Order:** The meeting was called to order at 6:00 PM by Lynn Murphy and seconded by Jim Torley.
- II. **Approval of the Minutes** Minutes of the April 13, 2022 board meeting were read by Lynn Murphy, and a motion to approve was made by Jim Torely and Seconded by Kelly Gengler. Action: Approved.
- III. **Financials** Presented by Tim Fishel
  1. A bill of \$781.00 was presented and approved for payment for legal services from Lauren Holmes of Orten, Cavanagh, Holmes, & Hunt LLC
  2. A bill of \$395.00 was presented and approved for the printing and mailing of a hard copy Newsletter to all of the residents in Falcon Estates East and West.
  3. A bill of \$475.00 was presented and approved for the spring clean-up dumpster.
  4. Due to the dwindling funds in the checking account, the Treasure made a motion that we move funds from the money market (\$1,000) to the checking account to prevent overdrafts. This motion was approved unanimously.
  5. The Treasure requested an endorsement stamp and his request was authorized unanimously.
  6. The \$10 Annual Report Fee with the state of Colorado is due.
  7. \$500.00 is the budget for the Yard Sale Advertising
  8. Our CONO membership fee of \$75 is due at the end of 2022.
- IV. **New Business**
  1. General Meeting is July 14, 2022, at 21c Library
  2. Colorado Springs Fire Mitigation has been invited to speak and our pick-up date is the last week of September.
  3. Ice Cream Social is August 20 or 21 depending on the Library schedule
  4. Plans for an Iris Swap are set for September

5. Fall Clean Up dumpsters for October 8-9. Ask at the General Meeting if we need one on each side this fall. The dumpsters would be smaller if we do both sides. Tim will inquire about the cost of having 2 smaller dumpsters.
6. A Christmas Light contest was proposed. Judging is set for December 17 & 18 Prizes given out at the January 2023 General Meeting.
7. FEHOA would like to go paperless. This requires that all old records and documents get scanned and organized. Lynn will reach out to Record Nations to see what they charge for this service.
8. The neighborhood-wide yard sale is June 17-19. Kelly will make a map of interested homeowners. Jim will add one more sign for the West Side for better visibility and order inserts to put in the sign frames.
9. The question was asked at the last General Meeting if we need to carry D&O insurance. Per the attorney, we absolutely need to carry insurance.
10. We will be addressing Mr. Andrew's complaint, board actions, and subsequent costs at the General Meeting in July.
11. Laura Fraser has left the HOA board. A thank you and flowers will be delivered.
12. A Facebook page titled *Falcon Estates HOA (official)* was created and added to the newsletter.
13. Plant Swap-the 3rd annual plant swap went really well. This was our best-attended year and we had many plants to share.
14. A request that all HOA communication goes through our FEHOA email.
15. The library has opened the window from 6 weeks to 2 months. 5:30-7:00 pm was also a new change.
16. As a result of sending a hard copy newsletter, we had 5 people pay their dues.

#### **V. Old Business**

1. Mr. Andrews/Smoker Complaint -Due to escalation by Mr. Andrews legal council was obtained. While this issue was resolved with the renters moving out, the legal council was already in motion. Even though the services were not applied to this particular complaint, the Board now has a precedent and a letter from the attorney if we need to take similar actions in the future.
2. Mr. Andrews notified the Board of his intent to sue the HOA Board due. A legal counsel was required and the Board was informed that the HOA cannot be sued because neither the bylaws nor covenants provide compensation.
3. Instead of giving Welcome Baskets, the Board is now giving a plant/flowers and a folder with HOA information, local business info, and copies of the newsletter to all new residents moving to the neighborhood.

#### **VI. ACC Committee**

The ACC committee will follow up with 2 new build properties.

The motion to adjourn the meeting at 7:33 PM was made by Jim Torley and was seconded by Lynn Murphy.