**Lincoln Commons Homeowners Association Meeting**

**01/06/2021**

Minutes of 2021 1st Quarter Official Lincoln Commons Homeowners Association Meeting, Colorado Springs, CO, held on Zoom, at 6:00 pm on the 6th day of January, 2021.

1. **Call to Order**

Brent Hale called the meeting to order at 6:04pm.

1. **Roll Call**

1. Jordon Guinane

2. Jacque Guinane

3. Brent Hale

4. Travis Kemmer

5. Sina Walker

6. Crystal Aukens

7. Ryan Cunningham

1. **Old Business**
2. Insurance Claim
3. Re roofing is complete
4. Next steps are replacement of gutters and paint touch ups
5. A lot of complaints about nails but Drury Roofing is using magnetic strips to cut back on amount of nails left on premises.
6. Parking and Towing
7. Issues have drastically decreased
8. No one has been towed recently
9. Maintenance and Repair
10. Handyman has not been found yet
11. Ad has been posted on Craigslist
12. Newsletters will have a section asking community for a handyman
13. Colorado Stoneworks snow removal bills have been high
14. GoodSpeed has submitted a bid for 2021
15. Bank Account
16. Checking account: $302205.20
17. Savings account: $154681.42
18. Drury Invoice: $243105
19. HOA Monthly Assessments
20. Checks are still being delayed in the mail
21. Encouraging as many people to pay online as possible
22. **New Business**
23. Documents Sent to Homeowners
24. Newsletters
25. Annual statements
26. Year at a Glance
27. Late Payments
28. 5 homeowners are behind on payments from 2020
29. Trash service is suspended
30. Notices have been sent out
31. Management company can go door to door
32. Mechanical liens
33. Attorney has been found to use when needed
34. Management company is going to go door to door and in the event of no answers at the door, a letter will be left at the door
35. Certified mail is still an option but because of COVID-19, it is not required for the recipient to sign
36. Attorney Has Been Found
37. Orten, Cavanaugh, Holmes, and Hunt
38. Waiting on proposal packet
39. Need to create an online account
40. Two collections services offered
41. Pay per service
42. Services are provided as needed
43. Homeowner Concerns
44. Jamey Lee
45. In the military and is moving in June
46. Asked permission to place a POD in front of his house for 3 days
47. Unit next to his house does not have a garage to block
48. Covenants allows 72 hours before towing is permitted anyways
49. Board does not have an issue with this
50. Ruth Fezatte
51. Missing stones outside of front door
52. Could cause flooding
53. Stones can be applied to fix issues
54. Board would like to address issue immediately rather than waiting for a handyman
55. Holli Richard
56. Platform under A/C unit is cracked and slipping
57. Concerned about water intrusion through window well that caused flooding on 8/5/2020
58. Water intrusion through window well is normal which is why there is a drain at the bottom of the window well
59. Plastic formed platforms are underneath A/C and can be leveled out with dirt and rocks
60. Builder will stop by to look at the issue
61. Sandra Tilley
62. Dish was affected by re-roofing
63. Tech had to come fix dish
64. She was charged $50 and wants the HOA to cover the bill
65. Satellite dishes are the responsibility of the homeowner
66. If home were a single-family home and satellite was damaged from re-roofing, individual homeowners would also be responsible for the satellite dish.
67. The Board is not taking responsibility for repairing the satellite dish
68. Chamelon Jackson
69. Parking Issue
70. Recently purchased home and claims she was not provided with the Covenants prior to purchasing
71. Would like assigned parking to be instituted
72. Assigned parking has already been discussed in the past and voted against
73. It would be exceedingly difficult to enforce assigned parking
74. Allotted Amount of Vehicles
75. Covenants do not have a limit on how many vehicles are permitted per household.
76. Covenants do state that garages must be used for parking rather than storage at homes that do have garages
77. Maintenance
78. The maintenance is a big issue
79. It is taking a long time to find a handyman to fix the issues
80. Issues need to be taken care of now
81. Board members are going to walk around the property and make a list of everything that needs to be done
82. Work will be outsourced until a handyman is found
83. Work around the neighborhood has been piling up for months
84. Jordon is in the industry knows people that can get these issues taken care of
85. Board is willing to have Jordon’s subcontractors take care of these issues
86. Work will be done efficiently and cost effectively
87. Work will be overseen by a Board member
88. All third parties will be licensed and insured
89. Bids will be sent out via email for approval
90. Budgets
91. Included in attachments
92. Includes flood costs
93. Includes roofing expenses
94. Trash Issues
95. Homeowners are having problems with their trash not being picked up
96. Management company does not receive clear explanations from WSI
97. Cars are not blocking the trash carts
98. Any issues with the trash need to be reported to management company by Monday night for the trash company to come back out and pick it up.
99. Company will not risk damaging a vehicle to pick up the trash
100. **Adjournment**

Brent Hale adjourned the meeting at 701pm.