**Lincoln Commons Homeowners Association Meeting**

**1/11/2023**

Minutes of 1st Unofficial Lincoln Commons Homeowners Association Meeting, Colorado Springs, CO, held on Zoom at 6:00 pm on the 11th day of January, 2023

Call to Order: Travis Kemmer calls the meeting to order at 607pm

Roll Call: Travis Kemmer, Allison Stroman, Holli Richard, Sina Walker, Crystal Aukens

Due to insufficient attendees representative of the Lincoln Commons Board of Directors, this meeting is an unofficial meeting.

Financial Review:

1. Checking: $16709.45
2. Savings: $176,353.34
3. Total: $193062.79
4. A total of 17 homeowners owe more than $300 and the management company has sent out all annual statements. This number has decreased to 8 since meeting agenda was formed.

Violations:

1. 4216 Little Rock-grill
2. 4222 Little Rock-grill
3. 4229 Little Rock-off leash dog
4. 4243 Perryville-towel covering window
5. 4306 River Line-off leash dog
6. 4341 River Line-off leash dog
7. 4230 Perryville-satellite dish

Old Business:

1. Insurance:
2. Management company has had two separate brokers searching for insurance companies that will cover townhome communities but have had no luck
3. Travis will look for insurance companies and call his resources
4. Holli recommends another insurance agent that could provide the insurance. Crystal will get ahold of the company
5. Repairs:
6. Handrails: Management company has asked for a bid from a framer to have all of the handrails repaired. A work order has been received for this issue.
7. Downspouts: Crystal asks if anyone has received any bids for downspout repairs since the previous maintenance man did not take care of this issue. No one has collected bids yet.
8. Sump Pumps: Scheduled to be inspected every Spring. Crystal has set up for Elkview Plumbing to inspect the sump pumps in April for routine maintenance

New Business:

1. Snow Removal: Dream ahs been doing a great job with snow removal and no complaints have been received.
2. Goals for the year:
3. Organized events in the community have proven to be unsuccessful.
4. Present BOD members like the idea of adding benches, bike racks, and another poop station. An email will be sent to the rest of the board not in attendance for votes on these additions.

Meeting Adjourned: Meeting was adjourned at 702pm by Travis Kemmer