

Donner Place HOA Board Meeting Minutes January 16 2024 Board Meeting

Call to order and roll call

Hugh Barlow called the meeting to order at 4:30pm. Present, Board members Hugh Barlow, Layne Guerts and George Durham. Absent Randy Jenson. Also attending Emily DeMaso, Welch Randall Real Estate.

Approval of minutes from the December 10 2023 Board Meeting.

A motion was made by George and seconded by Layne to approve the December 10 2024 Minutes. The motion was approved by unanimous vote of those present.

Managers' Report

Emily reviewed the Balance Sheet and Delinquencies. There are no delinquencies, and the Balance Sheet and Financial Statements were in order.

Emily reported on the current Comcast internet package information. It was decided that at the HOA annual meeting in February the owners will be asked if they use Comcast and if they want to continue with the bulk rate that the HOA pays.

Unfinished Business

Emily and Ed updated the Board on the work and research being done to get new insurance. Emily has an excellent contact with Mathew Hunter, the agent who represents Donner Plaza (?) He believes he can obtain insurance at the same levels as last year but at a much lower cost than what we are paying currently. Matthew's *Donner Place Insurance Offering* is attached to the minutes.

Outstanding Remodels

Ed indicated the 102's remodel is complete. Ramiro will inspect the common area next to 102 and if there is no damage the Board will return the \$2,500 deposit. Unit 301 is still awaiting pricing for the installation of the new windows. According to Cari, that should be coming shortly.

New Business

There are two board members, Ed and Hugh, whose terms are coming up. Elections will take place to elect two board members at the upcoming HOA Annual Meeting in February.

Emily will start preparing for the Annual Meeting presentation. Information will be sent ahead of the meeting to all the owners of record. Ballots will be prepared for the election as well as a sign-up sheet for those attending, either in person, by proxy, or by video.

The Reserve Study will be due in 2025. Emily will check in on what needs to be done.

There being no other business, the meeting was adjourned at 5:30pm.