

# **Donner Place HOA Board Meeting Agenda**

**June 30, 2026, 1:00 PM Location: Pool**

**Board attendance- Ed Sweeney, Hugh Barlow, Layne Geurtz, Maria McCoy  
(missing Joan Cvar) Welch Randall- Jennifer Jolley**

I. Call to Order The meeting was called to order by Hugh Barlow at 1:00 p.m.

II. Financing Update: The Board reviewed the loan process with First Citizens Bank. Underwriting takes approximately 60 days, and loan approval is valid for 120 days. This timeline would push approval into fall, which is too late to begin construction. The Board will restart the financing process in November or December to align with a spring 2027 project start.

III. Project Timing: The exterior repair project will begin in spring 2027. Work cannot begin until financing is secured and a full contract is approved. The Board confirmed that partial or phased work will not be pursued.

IV. Contractor and Engineer Input: Engineers and contractors advised that crack repairs now would duplicate work required during the full project. Temporary fixes (such as caulking) may be used only for minor leaks. The Board may seek additional bids from larger commercial contractors.

V. Communication and Board Authority: A resident communicated with contractors without Board authorization. The Board agreed to send a direct message stating that no crack-repair work or special assessment is approved and that all project decisions must come through the Board.

VI. Interim Maintenance: The Board will consult with the engineer to determine if any temporary measures are needed before spring 2027. Units with the most significant patio issues will be reviewed for simple, non-duplicative temporary fixes.

VII. Community Update: The Board will send a message to residents confirming: – Financing cannot be completed in time for a 2026 start. – The project will begin in spring 2027. – Interim maintenance guidance will follow engineer review.

VIII. Adjournment The meeting adjourned at approximately 2:15 p.m.

This meeting counts for July 2026.

(End of minutes)