

**FOUNTAIN VALLEY RANCH FILING HOA 7**

**PO BOX 5538**

**COLORADO SPRINGS, CO 80931**

**FVRHOA7.COM**

January 31, 2024

President- Wayne

Vice President- Barb

Secretary- absent

Treasurer- Christine

Meeting started at 6:00pm

1. Board discussed homeowners that haven't paid Dues.

\*Homeowners had liens put against their homes and were going to Judgement in the courts for payment owed.

\*Homeowners at the meeting agreed.

2. Board discussed parking on public streets.

\*Parking on public streets is something the Hoa had no jurisdiction over because we are an open Hoa according to law and advised by attorney.

\* Board and Homeowners at meeting agreed that letting people park their stuff on their property was safer for kids and adults and to keep the streets from being crowded. It was a safety concern.

3. Board discussed Lawn service.

\*Lawn service will be adjusted to the suggested arguments from Homeowners at the last budget meeting that we didn't own or was our responsibility to maintain.

\*Lawn service will not be done in breezeway between Preminger and Stargate because the Hoa does not own that area of responsibility.

\*Homeowners will have to contact El Paso County to put in request to have area mowed.

4. Board discussed what it accomplished.

\* Hiring a bookkeeper to handle the financials to keep money out of Hoa hands.

\* Cutting unnecessary costs wherever possible, to stay legal with laws.

\* Making it easier for Homeowners to pay their dues and see their balance.

5. Board discussed open positions

6. Treasury discussions

- \* Went over 2023 Budget
- \* Discussed projected 2024 budget
  - \* Raised the Dues according to the CPI
  - \* Adjusted Lawn service which saved money
  - \* Audit and Taxes were being done

Meeting adjourned at 7:00pm