

HOA MEETING – The Knolls and Ravenna Hills

APRIL 30, 2020

1:00 PM

(Meeting occurred via ZOOM)

Board Members Present:

President: Don Guttentag

Vice President: Randy Miller

Treasurer/Ravenna Hills Liaison with Bookcliff Gardens: Bob Bishop

Secretary: Cindy Gaines

Member at Large - Present:

Andy Scott

Member at Large – Not Present:

Josh Thompson – Irrigation and Landscaping for The Knolls

ACC Members – Present

Mike Bullen

ACC Members – Not Present

Kathy Hall

Dave Meyers

Wayne Smith

Past HOA Presidents – Present

Susan Eggert

Jeanne Reporter

Ken Storck

Past HOA Board Member – Present

Don May

Home Owners Present:

John Colwell

Peggy Colwell

Fred Aldrich

Doug Loring

MEETING

1. Don Guttentag opened the meeting and welcomed everyone.
2. Don turned the meeting over to Treasurer Bob Bishop

NEW BUSINESS

ACC Forms submitted/processed:

-2-13-2020: 2257 Cortina Ct. – tree removal/replace – Approved

-3-04-2020: 2187 Fernwood Ct. – 3 Aspen trees Removal – Approved

-3/31/2020: 2175 Fernwood Ct. – Removal of dead/overgrown plantings

Home Loan Bank:

Finalized additional bank requirements for authoring new HOA President

Don Gutentag to sign checks and fund transfers as backup to Treasurer Bob Bishop.

Susan Eggert (past President) has been officially removed from same duties.

Plat Maps:

Homeowner Don May graciously allowed board member Bob Bishop (treasurer) to have 2 copies of all fillings, including irrigation and sewer plat maps to be copied from his personal documents.

Completed by Plaza Reprographics & Supply.

Wild Life Plan:

John and Peggy Colwell requested that the HOA Board develop a policy that prohibits homeowners from feeding birds.

The HOA Board discussed the proposal from John and Peggy Colwell in an Executive Meeting that occurred following this meeting.

It was decided that: No action was taken at this time.

CCRs: Proposal for delaying the costs of CCRs update and Decoupling discussions until 2021 in order to save money for what may be a financially difficult 2020/2021, due CoVid 19 Pandemic.

Motion to delay CCRs update and decoupling discussions until 2021

Motion by: Don Guttentag

Seconded by: Cindy Gaines

Motion voted on and passed/approved by all HOA Board Member

(Don Guttentag, Randy Miller, Bob Bishop and Cindy Gaines)

Treasurer Updates:

Bob Bishop stated that the March 2020 financial Statements have been completed, reviewed and is about to be submitted in the next 1-2 days to be posted on the HOA website: www.knollsandravennahillshoa.com

Call Bob Bishop for any questions – 970-314-9297

ANNUAL HOA MEETING for 2020: Planning to have the annual HOA Meeting in October 2020, this is NOT yet confirmed. Plan is to Not have the meeting around the holidays. Obviously the Covid 19 Pandemic may interfere with this plan.

- Information will be posted on the HOA website and mailed in the annual Budget letter when confirmed.

Next HOA Meeting: No date planned as yet

Don Guttentag ended the meeting at 1:35pm

The HOA Board Members then went into an Executive Meeting: 4/30/2020 at 2:00pm

HOMEOWNER CONTACT TO THE HOA BOARD:

Website: www.knollsandravennahillshoa.com

Phone Number: 970-241-2313 ---PLEASE leave a phone message or email so that a Board member can contact you.

Send a Letter: PO Box 2084

Grand Junction, CO 81501

Ravenna Hills/Bookcliff Gardens:

Bob Bishop: bandcbishop@charter.net (preferred);

Phone # 314-9297 or Cindy Gaines # 241-5280 or 241-2313

Irrigation Emergency—After Hours: Bookcliff Gardens 970 242-7769

Financial and Accounting (Les McPherson) Questions – 970-644-5330

Submitted by Cindy Gaines- HOA Secretary