



Minutes of the Meeting of the
WildWing Community Association
Board of Directors

2619 Canton Court, Suite A
Fort Collins, CO 80525
November 14, 2017
3:30 p.m.

Attendance

Attendance:

Patrick McMeekin, President, Declarant
Charlie Atwood, Treasurer, Declarant
Landon Hoover, Secretary, Declarant
John Troka, Member at Large, term to 2019
Edith Matesic, Member at Large, term to 2018

Also in Attendance:

Danaly Howe & Emily McIntyre, Centennial Consulting Group, LLC
Lana Pink, Randy Black, and Kevin Kohlberg, homeowners

Call to Order / Quorum

Director McMeekin called the meeting to order, noting that a quorum of the Board was present.

Review of Agenda

Director McMeekin led the Board in a review of the agenda as presented.

Homeowner Concerns
& Comments

Homeowners expressed concern regarding the height of a home on Majestic View Drive. The Declarant members confirmed that the house meets the Design Guideline requirements.

October 17, 2017
Board Meeting
Minutes

The Board reviewed the minutes from the October 17, 2017 Board Meeting. Director Troka made a motion to approve the minutes as presented. Director Atwood seconded, and the motion was unanimously approved.

Financial Matters

Ms. Howe presented the financial statements for the period ending October 31, 2017.

The Board reviewed and discussed the proposed 2018 budget, which included management and accounting through Centennial Consulting Group, pool maintenance, janitorial, and landscaping services, among other items.

Following discussion, Director Troka made a motion to approve a maintenance and reserve assessment as part of the 2018 Budget, separating dues subject to

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final review. Director Hoover seconded, and the motion was unanimously approved.

The Board determined that the liability insurance requirements in the Association Covenants are excessive for both the needs of the Association and the constraints of the budget. The Board resolved to obtain quotes and revisit the issue at a future meeting.

Director Troka inquired about whether the Association had a 3rd party Design Review Committee contract with Hartford Homes, and suggested that one be put into place to clarify the terms.

Director Troka made a motion to waive lot assessments for 2018 for WW Development, LLC, Hartford Homes at WildWing, LLC, Hartford Homes, Inc, and CalAtlantic Group, Inc. Director Atwood seconded, and the motion was unanimously approved.

Following discussion, Director McMeekin made a motion to approve the 2018 Budget, subject to final review. Director Atwood seconded, and the motion was unanimously approved.

HOA Business

Ms. Howe reviewed the Action Item List since the last meeting.

The Board discussed side fencing setbacks on Thunderview Drive and Boundless Lane.

Ms. Howe presented the violation report. The Board discussed an inoperable vehicle on White Snow Court and the requirements to remedy the associated violation.

Other Business

The Board discussed the tentative meeting schedule for 2018 of February 15, May 15, August 14, and November 13, 2018 at 3:30 p.m. at the offices of Centennial Consulting Group.

Next Meeting

The next meeting is the Annual Homeowners Meeting at 6:30 p.m. on December 11, 2017 at the Bethke Elementary School Cafeteria.

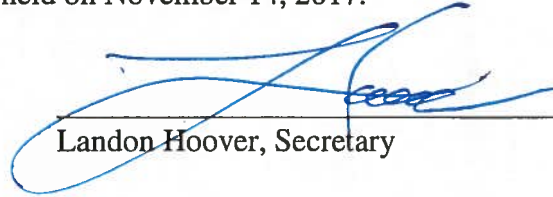
Adjourn

With no further business to discuss, Director McMeekin made a motion to adjourn the meeting. Director Troka seconded, and the meeting was adjourned.

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These minutes are approved as the official Minutes of the Board of Directors of the WildWing Community Association, held on November 14, 2017.



Landon Hoover, Secretary

