

**RECORD OF PROCEEDINGS OF THE
STONEGATE VILLAGE BOARD OF DIRECTORS MEETING
JANUARY 27, 2025**

MEETING CALLED TO ORDER:

The Board of Directors for the Stonegate Village Owners Association, Inc., met via Zoom on January 27, 2025. Present were: Dave Marshall, Tom McHenry, Sean Donlin, Robert Forsyth, and Frank Silici. Also, in attendance were ten homeowner members, along with Alisia Kear and Mark L. Eames, PCAM with PCMS. Director Marshall called the meeting to order at 6:01 p.m. and noted that there was a quorum.

DISCLOSURE OF POTENTIAL CONFLICT INTEREST:

Director Marshall noted that the general disclosure statements for those Board members present at the meeting have been filed on behalf of the members of the Board of Directors as required by Colorado State Statute and are maintained as part of the Association corporate files.

PUBLIC FORUM:

There were no formal public owner requests to be heard by the Board.

OFFICER REPORTS

RECORD OF PROCEEDINGS:

The first item of business was to review the July 22, 2024 record of proceedings. Upon final review, motion was made, seconded and with no public comment unanimously passed to approve the record of proceedings of July 22, 2024 as presented.

FINANCIAL REPORT REVIEW:

The unaudited financial and delinquency reports through December 31, 2024 were reviewed by the Board. Upon final review, motion was made and seconded and with no public comment, unanimously passed to accept and file for audit the financial and delinquency reports for the months ending through December 31, 2024.

LEGAL UPDATES:

The Board reviewed the status of all current and pending legal matters involving properties within the community. Mr. Eames also presented a revised Fire Pit Resolution and an updated Collection Policy, both prepared in accordance with applicable state laws, for the Board's consideration and approval.

Following discussion, a motion was made and seconded to approve the revised Fire Pit Resolution. With no public comment, the motion carried.

The updated Collection Policy was similarly reviewed. A motion to approve the policy was made, seconded, and approved without public comment.

COMMITTEE REPORTS:

Modifications Committee: The Board was provided the Modification Committee log for the period from July 9, 2024 through January 14, 2025 as part of their informational packet. There was no homeowner variance request for review for the meeting.

Social Committee: No official report

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MANAGEMENT REPORT:

Mr. Eames reviewed the correspondence sent out and received for the month. Mr. Eames went on to update the Board on the status of all legal activity involving the Association and members in violation of the covenants to the Board of Directors. The Board gave direction to Mr. Eames for responses to several letters of concern, comments pending hearings and/or appeals to the Owners Association.

UNFINISHED BUSINESS:

NEW BUSINESS:

The Association was informed that the Board of County Commissioners will be holding meetings to address issues related to the parking of recreational vehicles and large semi-trucks along the community's right-of-ways. These hearings aim to respond to resident complaints regarding obstructed street views and associated safety concerns. Additional details will be provided to the Board as they become available.

ADJOURNMENT:

Motion was made and seconded and in having no public comment unanimously passed to adjourn at 6:33 p.m. The next regularly scheduled meeting of the Board is tentatively set for July 28, 2025 at 6:00 p.m.

IN WITNESS WHEREOF, the foregoing has been duly executed by the Board of Directors.

STONEGATE VILLAGE BOARD OF DIRECTORS

By /s/ Mark L. Eames
Secretary/Authorized Agent