

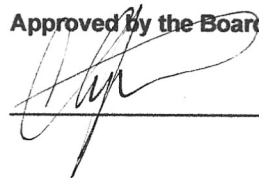
THE CONSERVATORY HOMEOWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
May 12, 2022 at 5:30pm
Conservatory Clubhouse
2665 S. Jebel Way

- I. ESTABLISH A QUORUM** – 3 of the 5 members is needed:
Helen Hardin, President
James Lawrence, VP
Bill Fisher, Treasurer
Chris Horne, Secretary
Max Strain, Director
Business Manager: Cylinda Mobley CMCA, AMS, PCAM, GRI, Westwind Management Group, Inc.
Association Counsel: Aaron Goodlock with OCHH
- II. CALL TO ORDER** – The meeting was called to order at 5:30pm.
- III. DISCLOSURE OF ANY CONFLICT OF INTEREST** – None.
- IV. HOMEOWNERS TO ADDRESS THE BOARD**
 - A. Homeowner Open Forum** – No owners addressed the Board.
 - B. Correspondence** – The Board reviewed the correspondence.
 - 1. Manager Kudos
 - 2. Pond 6 Update Email
 - 3. Association Reserves Inflation Email
 - 4. No More Restrictions on Public Streets Legal Article
 - 5. HB 1137 Email
 - 6. Owner Chargeback for Rental Damage
- V. MEETING MINUTES**
 - A. April 14, 2022 Board of Directors Meeting Minutes** – On a motion duly made by Helen Hardin, seconded by James Lawrence, and carried unanimously, the minutes were approved.
- VI. FINANCIAL REVIEW**
 - A. April 2022 Financials – Treasurer’s Report** – On a motion duly made by Bill Fisher, seconded by James Lawrence and carried unanimously, the financials were accepted as presented.
 - B. OCH Collection Report** – The Board reviewed the information.
 - C. OCH Covenant Report** – The Board reviewed the information.
- VII. REPORTS**
 - A. Social/Welcome/Diversity Committee** – The Board reviewed the report.
 - B. Communications Committee** – The Board reviewed the report.
 - C. Operations Committee** – Tim Siml provided an update to the Board.
 - D. Design Review Committee** – On a motion duly made by Helen Hardin, seconded by James Lawrence, and carried unanimously, the report was approved.
 - E. Nominating Committee Action Plan** – Bill Fisher provided a plan of action to the Board to identify committee members.
 - F. Ad Hoc Electric Sign Committee** – To be discussed under New Business.
 - G. Manager Report** – The Board reviewed the report.
- VIII. UNFINISHED BUSINESS**
 - A. Community Center Rental Inspection Contract Review** – On a motion duly made by Helen Hardin, seconded by Bill Fisher, and carried unanimously, the contract was approved.
 - B. Front Door Access Update** – Management provided update to door repairs.
 - C. Rule Revision for Seasonal Lighting and Décor** – On a motion by Helen Hardin, seconded by James Lawrence, and carried unanimously, the rule revision was approved. Attorney to provide the finished copy for posting to website.
 - D. Square Device** – Management to continue looking into options.
- IX. NEW BUSINESS**
 - A. Website Ownership/Webmaster** – Management to reach out and set meeting with webmaster with communications committee.
 - B. Clubhouse Electronic Sign** – Discussion ensued about the proposals provided and next steps.

X. EXECUTIVE SESSION – None.

XI. ADJOURNMENT - The meeting was adjourned at 6:54pm.

Approved by the Board of Directors

A handwritten signature in black ink, appearing to be "J. H. Smith", is written over a horizontal line.