

**Meeting Minutes**  
**Castlegate II HOA**  
**Quarter 3 Board Meeting**  
**7/27/2020**

Meeting called to order at 5:18 p.m.

A quorum was present with the following directors in attendance: Ashley Lewis (President), Melissa Lewis (Vice President), Fran Murr (Treasurer), Kaleb Morton (Secretary), Merten Rice (ACC Chair)  
Association manager staff: Kelsey Poston & Melinda Pimentel

The meeting minutes from the May 19<sup>th</sup> were previously approved via email by board members.

First thing discussed were the topic of discussion questions.

Melinda Pimentel gives the management report and gives violation status numbers. Kelsey gives the maintenance report.

Fran Murr then gives the treasure report and following her was Merten Rice with the ACC Report.

Melissa Lewis request website log in access from Melinda & Kelsey.

Fran Murr makes a motion to drop the issue with removing Merten from the board. Kaleb Morton seconds this motion.

Discussion of 2021 budget preparation was then spoken of Melinda will be preparing it and sending to board for reviewal.

The invoice from Castlegate 1 for the waterline issue, Ashley asks if the attorney has given a response because she does not feel that a \$17,000 invoice is accurate. Melinda is going to follow up with the attorney again this week.

Ashley Lewis motions not to continue with pool staff and Kaleb Morton seconds this motion. All in favor.

Board agrees to not allow refunds for any outside residents requesting them for pool memberships.

Ashley Lewis motions to approve Election Buddy as the online voting source. Fran Murr seconds that motion. All in favor.

Meeting adjourned at 7:33 p.m. Ashley Lewis motions and Fran Murr seconds that motion. All in favor.

# Castlegate II 10/13/2020 Management Report

**Property Status:** 844 Lots

- 52 Developer Lots
- 38 Builder Lots
- 754 Owner Lots

**Inspection Summary** – 5 inspections visits since July 27, 2020.

- 6 – 3.22 Unsightly articles (trailers, boats, etc.)
- 28 – 3.27 Lawn maintenance
- 39 – Trash Cans

**3<sup>rd</sup> Quarter Financial Reports sent to the board on October 2<sup>nd</sup>.**

**Aquatic Center:**

- Last swim day is October 18th
- Rat problem has been reported in the computer/supply closet at the aquatic center. Pest control was sent out to put poison and recommended installing door sweeps.
- Door sweeps were installed on both doors of the computer/supply closet to close the gaps that caused the rat problem.
- Cleaning company will go out to winterize pool furniture week of October 19<sup>th</sup>.

**Event Center**

- 7 events since July 27, 2020

***Maintenance items:***

**Fountains in Main Pond:**

- Sent Solitude Lake Management back out for the fountains not working, the breaker tripped and caused one to not work. All 3 are running correctly now.