December 12th 2019 Meeting came to order at 6:10pm
Board attendees included Jeff Hull, Ryan Delong, Nancy Knight, Clete Werts, Terri Valley, and Zed Newkirk
Attendees: Faith Bennitt

Minutes – The Minutes of last meeting were reviewed and approved

Treasurer’s Report – There is a $3000.00 budget surplus due to expenses being less than projected. Budget vote to be held in today's meeting.

Old Business:

Discussion on RV parking at 2 specific locations:
After reviewing options given by our attorney (see attached letter for details on options), we put it to a vote.

Option I: 0 votes “for” 3 votes “against”
Option II: “See Option III”
Option III: 2 votes “for” 1 vote “against”

Option III on attached letter is approved

Website- Credit Card payments for annual dues:
We will be online for this years annual dues. There may be some bugs, and they will be addressed as they come to our attention.

Tree Removal:
Trees have been removed, replacements are on their way.

Document scanning and shredding:
All documents for Allenbach HOA have been scanned, archived, and documents have been shredded

Brick Wall Issue:
There is a leaning section of brick wall that we have been looking into what we can do to correct this area of the wall. If the wall must be replaced, it looks like that may be the only option, the
cost is estimated at $5850.00. Will Allenbach HOA cover the cost to replace this section of wall, since there is no evidence that this was caused by backfilling the wall (which is the only reason the homeowner would be responsible for the replacement as per CCNR rules.

Board voted: 0 “against” 3 “for” replacement” by the HOA

New Business:

2020 budget

Need for Reserve Fund Assessment:

Discussion on the need to build up our reserve fund. Taking into consideration the information from our latest reserve fund study, we are increasing the annual dues $10.00 to $167.00 this year.

Vote on Proposed 2020 budget: 0 “against” 3 “for” approval   Approved

AAHA position statement on short term rentals at CP07 meeting on 12/9/2019:

Impact of House Bill 2001 Allenbach Acres subdivision - See attorney letter-
As we are grandfathered in, this house bill will not have any affect us.

Meeting adjourned 7:10 PM