**Village 9 Filing 3 & 4 HOA**

Board Meeting

April 12, 2024, 3:00 pm

268 W Danbury Cir, Grand Junction, CO 81503

**Board in attendance:** Kaci Pinnt, Matt Pinnt, Toby Smith, Jeff Childers

**Other:**

**Minutes:**

Minutes from the March board meeting were approved.

**Secretary/Treasurer Report:**

Savings Account Balance: $108,843.62

Business Account Balance: $8831.39

Expenses: $537.17

Deposits: $3950.00

**Manager’s Report:**

**Old Business:**

Summer Block Party – Kaci will finish up the planning for this. The event will be June 22nd at 264 E Danbury Cir at 5:00pm. We will be serving burgers, dogs, chips, and drinks with the possibility of some pasta and potato salads. Kaci is going to talk to her office to see about printing some “invitation” postcards to send out towards the first of June as a reminder as well as an RSVP.

Website/Facebook – Jeff will continue to work on this. He’s reached out to Isaac and Alice Dow the current admins for the Facebook page with no response at this time. He will continue to work on that, however, since we essentially have full access anyway it is not a priority. He will work on purchasing a Village 9 domain and the creation of a website. This website will work in conjunction with the Facebook Page and not be a replacement. Contant information will remain the same as it is now.

Park (Public Space at Arlington and Oxford) – Jeff was contacted by Todd Hollenbeck the County Administrator after requesting a follow-up meeting with the Commissioners. The Commissioners would like to see a rough draft “master plan” for the park. They would like to see what kind of ideas we have for the property when we have our next meeting. In addition, they would like us to gather signatures from the neighborhood to show that the interest is from more than our board and that the neighbors support the park. It was also discussed that we should involve surrounding neighborhoods for signatures. This would show that the interest is greater than just Village 9. There is no time frame for this to be completed. Todd understood that it would likely take several months.

Irrigation – The lower gate was closed on the afternoon of April 11th to allow the holding area to fill up. It is now almost full. There is a lot of debris along the fence, and it was decided that this would need to be removed. Toby will complete this project; however, it will require an excavator. He will work on doing this next week once one is available.

Jeff and Matt met with Brian from Thompson’s for an orientation to the pump control system. They will need additional training as they were unable to get a full explanation since the pumps were not running. The board will be advised of this training if they want to attend.

Jeff will continue to work on locating someone who can program the PLC to work will Thompson’s to set it up correctly. We will reach out to “Mack” to see if he is willing to help.

Thompson’s needs access to the private properties to close the drain valves when they turn the pumps on. Jeff will attempt to contact those lots this week.

Thompson’s says they have us scheduled for pumps to be turned on April 22nd however they will try to get us in sooner. Matt expressed our displeasure at the board not being consulted about this date.

**New Business:**

Matt is going to work on getting a debit card from the bank next week. This way we can make purchases as needed. We will make sure to keep Laurie informed of any expenses associated with the card.

**Meeting Adjourned**:

4:15 pm.