

# Copperfield Vistas Homeowners Association

Meeting: February 23, 2021 6:30 pm

Best Western Plus

3723 Elgin St.

Rapid City, SD 57703

**2/24/22 Motioned by G. Herberner, 2<sup>nd</sup> by W. McDuff to pass minutes. Unanimous vote by GM to pass Minutes from 2/23/21**

**Call to Order:** Travis Tucker called to order at 6:49

**Count of Signatures for Quorum** (31 lots needed for quorum) Present 7, proxies 57 total 63 present Quorum achieved.

**Reading of minutes from August 26<sup>th</sup> meeting .** Don Esch read minutes, no additions or deletion Minutes passed.

**Introductions were made.**

## Action Items:

**Purchase of the Park and Entrance Lot from Tescher Development.** Don Esch moved that Copperfield Vistas Homeowner Association hereby Purchase the land known as the Common Area Improvements in the Restated Declarations of Easements, Restrictions, Covenants and Conditions for Copperfield Vistas Subdivision, Specifically, Article I, Section 4 filed October 13, 2014 for a stated sum of \$170,000.00. Todd Pierce 2<sup>nd</sup> the motion. Discussion occurred and passed unanimously.

**Paying for the improvements through annual budget or special assessments.** Budget was accessible to everyone as a handout. It was discussed and decided to have 1<sup>st</sup> year homeowners pay an additional \$50.00 to go directly to the payoff of the loan (in budget from board). Punderson moved, 2<sup>nd</sup> by K. Goebel to accept the 2021 budget as written. Motion passed unanimously.

**Board of Director Elections if applicable –** No applications

**Discussion of Tescher Development managing the HOA in 2021.** It was discussed how Tescher does not charge a management fee, however, if there is violation administration fees, Tescher is receiving those to help a little with costs of office admin costs. Tescher to continue with the Management until General Membership meeting in 2022.

**Correspondence to HOA from 2020 and discussion on said issues.** Very little correspondence from Homeowners since August. Trash has been the biggest topic. Also, boulevard areas were needed to be cleaned up. With the help of the violation committee members (Lindsay Briggs, Cheryl Fryberger, and Elizabeth Shuker) all the addresses were back to us in 2 days. All addresses were cleaned up in 30 days or less, with only 2 addresses being charged with no cleaning up themselves.

**Adjournment** Motion by S. Goebel, 2<sup>nd</sup> by Punderson. Vote passed unanimously.