## HORIZONS AT TOWNE MEADOW HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING MINUTES: DEC. 20, 2018

BOARD MEMBERS PRESENT: Walt Talmadge, Barbara Talmadge

BOARD MEMBERS ABSENT: None

HOMEOWNERS: None

CONTRACTORS: None scheduled

CPMG: Association Manager Lynda Reifman Minutes taken and written by Lynda Reifman

Meeting called to order at 2:30 p.m. by Walt Talmadge. Ouorum of Board of Directors established.

## 2019 Budget presentation:

The 2019 budget based on no increase in Association assessments was adopted by the Board of Directors at the Sept. 20, 2018, Board meeting. This budget was mailed to homeowners on Oct. 17, 2018, and presented to homeowners at this meeting in accordance with Colorado legislation.

Board of Directors meeting minutes: A motion was made by Barbara Talmadge, seconded by Walt Talmadge, and passed unanimously, to approve the Sept. 20, 2018, minutes as written.

## Financial Statement:

The Board reviewed and accepted the November 2018 statement prepared by CPMG.

## Foreclosure resolution:

A motion was made by Walt Talmadge, seconded by Barbara Talmadge, and passed unanimously, to authorize the filing of a legal action to foreclose on the Association's lien in a collection action.

Association Manager's Report: Lynda Reifman
\*A motion was made by Barbara Talmadge, seconded by
Walt Talmadge, and passed unanimously, to approve the 2019 CPMG
management agreement.

\*The Board approved Landscape Accents' proposal for planting and maintenance of the Association's entrance beds for 2019.

\*The Board approved LandTech's snow management agreement for 2018-2019.

Adjournment: 2:55 p.m.

Next meeting: March 21, 2019