

**Redbuck at Sorrel Ranch Homeowners Association, Inc.**  
**Board of Directors Meeting Minutes**  
**November 7, 2023 at 4:30 PM**  
**Via Zoom**

**Board members present:** Barbara Foster, Leah Imwalle, Dane Campbell and Hans Kusserow

**CPMG Staff:** Debra Vickrey, AMS, PCAM - Association Manager

Meeting called to order at 4:30 PM by Barbara Foster. Quorum of the Board of Directors established. Minutes were taken and transcribed by Debra Vickrey.

**Budget Presentation and Ratification:**

- Debra reviewed the budget and the Board responded to questions.
- The Budget was ratified.

**Approval of Board Meeting Minutes: July 26, 2023**

- **Motion** to approve the minutes was made by Hans Kusserow, seconded by Leah Imwalle and passed unanimously.

**President's Report:** None

**Manager's Report:**

- Debra gave a summary of activities.
- She explained the instructions from the City of Aurora regarding the marking and signage for Dorado to make it a fire lane. CPMG was requested to also be certain the curbs at the corners of Dorado and Alexander are painted to keep parking from blocking the roadway when turning.

**Discussion Items:**

**Contracts:**

- No action was taken on the Jacks Window proposal for screen replacements. The board request a narrower proposal.
- No action taken of the Collegiate gutter cleaning proposal. Board awaiting additional proposals.

**Financials/Legal:**

- **Motion** to accept the June - September financials, prepared by CPMG, subject to audit, was made by Leah Imwalle, seconded by Barbara Foster and passed unanimously

**Architectural Requests:** None

**Homeowner Forum: 4 attendees**

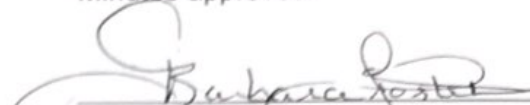
- There was a discussion about snow removal for the E unit staircases. The contractor is instructed to remove the snow from the staircases.
- Questions were asked about how the Board determines which E units stairs are replaced. Debra responded that each year they are inspected for safety.
- An owner expressed concerns about the state of the asphalt and sinking sidewalks.

**Adjournment: 5:37PM**

**Board actions between meetings:**

- The Board approved the TNT Signs proposal in the amount of \$3,992.59 to post fire lane signs on Dorado.
- The Board approved the Collegiate Services gutter cleaning in the amount of \$3,500.
- The Board approved the DACS proposal in the amount of \$39,894 for asphalt repairs at 23465 E Platte Dr.
- The Board approved the WDR Construction proposal in the amount of \$19,675.18 to repair the balcony at 23500 E Alamo PI #E.
- The Board approved the 2024-2026 Landtech landscaping contract for the following amounts:
  - 2024 - \$36,216
  - 2025 - \$36,944
  - 2026 - \$37,680
- The Board approved the WDR Construction proposal in the amount of \$34,288.67 for major drainage repairs at 23445 E Platte Drive #A.
- The Board approved the R&A Enterprises proposal in the amount of \$6,915.60 for lighting/electrical repairs.
- The Board approved the Assured Partners 2024 insurance renewal in the amount of \$259,298.
- The Board approved the R&A Enterprises proposal in the amount of \$6,915.60 for repairs to lampposts #57 & #59.
- The Board approved the Landtech proposal in the amount of \$2,022 for tree treatment for deciduous trees.
- The Board approved the Metro Pool 2024 contract including an addendum for cleaning the bathrooms and removing trash from the pool area.

Minutes approved:

  
Barbara Foster, President

  
Date