

Pine Brook Hills HOA

Board Meeting Minutes

January 17, 2023 7:00 PM

A. Welcome – Kevin Smith

1. Attendees: Kevin Smith, Bob Loveman (by phone), Rob Quinn, Peter King-Smith, Rob Mohr, Ethan Lake

B. Meeting Minutes of October 2022 Meeting – Approved

C. Discussion Topics – Kevin

1. Reviewed openings – Secretary
2. Reviewed Budget (see treasurer report) and approved
3. County Commissioners unable to meet in January – possible April date
4. January meeting will focus on Sanitas/Sunshine fire with update from Rob Quinn on Firewise Program and Joyce Colson on community education re: wildfire preparedness.

D. Committee Reports:

1. Enhancements – No update – working on getting a Committee Chair
 - Potential projects for 2023 – modest repair/improvement of Station One deck – cost to be shared among fire, water, and HOA.
2. Treasurer report – Bob Loveman
 - Community fund
 - \$7,271 is currently available to spend; no expenditures in 2022.
 - HOA:
 - \$37,000+ collected from 2022 dues + \$2,400 ad revenue , cash = \$69,400 with few disbursements yet as usual. Unspent mitigation budget dollars rolled into 2023.
 - Bob will be sending out mailing requesting dues payment next week. Printer is working on mailing at this time.
3. ARC: - Rob Mohr
 - Applications being processed in a timely basis.
4. Roads – Peter King-Smith
 - Ongoing discussions with county roads department to request patching. Planning phases for future county tax increase to fund road rehabilitation.
5. Forest Health – Jim Adams
 - No news.
6. Social – No report – Megan Shields planning numerous 2023 events.
7. Pine Brook Press – Mark Cronshaw taking on editing role
8. Web – Peter King-Smith
 - Looking for replacement – willing to assist new person.

Adjourned