

MINUTES OF BOARD OF DIRECTORS MEETING  
SAGE PORT HOMEOWNERS ASSOCIATION  
FEBRUARY 17, 2003

Meeting was called to order at 7:00 p.m. Board members present were Mark Hesse, Gail Hesse, Carol Kumpost, Karen Ruffin, John Koller, John Manka and Bob Backle.

First order of business was the Election of Officers. Upon motion duly made and seconded, the following were elected as officers: Mark Hesse, President; Gail Hesse, Vice President; Carol Kumpost, Treasurer; and Karen Ruffin, Secretary.

The minutes of the Annual Meeting of January 22, 2003 were read and approved.

Carol Kumpost presented the Treasurer's report which included the status of 2003 dues, progress of the Annual Tax Return, and the actions that will be necessary to execute new signature cards for the accounts at Colorado Community Bank. The HOA dues are due by January 31<sup>st</sup>. Reminder notices will be sent for any dues not paid by March 31<sup>st</sup>. The HOA will consider using whatever means that are at its disposal to collect unpaid dues. This could include filing liens on the property. Upon motion duly made and seconded, the signers on the accounts at Colorado Community Bank will consist of the President, Treasurer, and Secretary with two signatures required on checks.

Discussion was had regarding the liability policy and who was indemnified under the policy. Specifically are members of standing Committees afforded coverage under the policy.

The only committee with a report to present was John Koller, Website Content Committee. More and more people are using the website. We need to keep adding to the content with items and/or pictures that are of interest to the community. John Manka agreed to Chair the nominating committee who will be responsible for getting a slate of residents who would be interested in running for the Board of Directors at the next annual meeting. Mark Hesse will contact the other Committee Chairs about presenting a report at the next Board Meeting.

Old Business: We do have a permit for a sign to be erected near the intersection of Independence and Tenderfoot. John Koller had volunteered his time to make the sign. He does have the sign design and will complete the sign on a time available basis. Mark Hesse will follow up with Douglas County Open Space regarding the hiking trail that Ashcroft Homes was to construct behind the Antlers subdivision.

New Business: The Board agreed to contact Greg Jossi regarding the three lots on the corner of Independence and Tenderfoot about including these homes in the Sage Port HOA.

A new attorney will need to be found as Orten & Hindman informed the HOA that they can no longer represent the Association. Mark Hesse will contact some of the other HOA's in the area to see who they use.

According to the Bylaws the Board is to meet monthly. The third Monday of the month was chosen as the regular monthly meeting date. The Board also discussed having more meetings open to the residents, possibly quarterly, in addition to the annual meeting.

There being no additional business to come before the Board, the meeting was adjourned at 9:15 p.m.

Respectfully Submitted,

Karen Ruffin  
Secretary