

PINEBROOK HOMEOWNERS ASSOCIATION



NEW BOARD MEETING MINUTES September 5, 2021

PINEBROOK TOWN HALL

The meeting was called to order by **President Dale Pilgeram at 11:05 AM**

Board Meeting Attendees

Present: Dale Pilgeram, President
Kirt Boynton, Treasurer
Michelle Coy, Director
Jeff Gately, Director

Tony Gutierrez, VP
Mike Coffee, Director
Brian Musgrave, Secretary
Ken Kennard, Director

Absent:

Guests: Kristin Kovacs, Office Manager

Establish New Board and Committees

- **Elect Officers** Kirt Boynton made the motion to keep all the same officers and committee chairs from the previous year, second by Ken Kennard. Motion carried.
 - **President- Dale Pilgeram**
 - **Vice President-Tony Gutierrez**
 - **Treasurer-Kirt Boynton**
 - **Secretary- Brian Musgrave**
- **Committee Chairs**
 - **Finance and Insurance Committee**
Kirt Boynton will be Committee Chair for the Finance and Insurance Committee, with support from Dale Pilgeram, Mike Coffee, and Brian Musgrave
 - **Election Committee**
Tony Gutierrez will be Committee Chair for the Election Committee.
 - **Social Committee**
Brian Musgrave will be Committee Chair for the Social Committee. With help from Michelle Coy, Kevin & Ardell Zeman
 - **Building Review and CC&R Compliance Committee**
Tony Gutierrez will be Building Review and CC&R Compliance Committee Chair. With help from Jeff Gately, Dale Pilgeram, Ken Kennard
 - **Maintenance and New Projects Committee**
Jeff Gately will be Maintenance and New Projects Committee Chair. With help from Ken Kennard, Brian Musgrave, Mike Coffee, Dale Pilgeram

- **Approve Staff Members**

Approved in last Board Meeting, September 5, 2021 at 9:30 AM

Treasurer's Report

Budget: 2020-21 for \$86,625 income from annual dues. Deposited \$50,806.00.

- Following dues are delinquent with penalty starting October 1st, 98 owners still need to pay
- **UFM Plan**
 - Mike Coffee made the motion to keep the UFM to 26 for the year, Jeff Gately seconded the motion. Motion carried.
- **Open Funding amount for committee discretionary action with only President and Treasurer approval.**
 - Maintenance \$1,500.
 - Social \$1,500.
 - New Projects \$1,500

Mike Coffee made a motion to approve Funding amounts to the different committees, Jeff Gately seconded the motion. Motion carried.

President's Report

- Review of Planning Guide and Monthly Schedule of Events
- Established the 2021/2022 Board Meeting Schedule

Social Committee Report

- Established upcoming Social Events for 2021/2022 date/time/content/volunteers

Old Business Carryover-

- None

New Business

Mike Coffee wanted President Dale Pilgeram to be recognized for all the time and effort he has put in and is appreciated. Kirt Boynton, thanked President Pilgeram for the job he has been doing.

Meeting Adjourned: 12:07 PM

**Next Board Meeting: Saturday, 10/30/2021 at 9:00 AM
In the Pinebrook Town Hall**

**Kristin Kovacs
Office Manager**