

King's Heights Homeowners Association

Board of Directors Meeting

Tuesday July 13th 2021 @ 3:00pm

Location: Zoom Meeting (Meeting Restrictions due to Covid-19)

Meeting Minutes

Attendees: Milosz Karpinski, President
Chad Thompson, Vice President
Chris Washburn, Vice President
Robert Hemminger, Vice President
Triona Cosgrave, Manager

Regrets: Jack Lee, Secretary/Treasurer

1. Call to order – Triona Cosgrave – 3:08 pm

2. Approval of Meeting Minutes

- December 15th 2020
- Motioned by Milosz Karpinski, Seconded by Chad Thompson, Approved

3. HOA Update– Triona Cosgrave

- The Board awarded the maintenance contract to Go Landscapes for the 2021 season.
 - The contractor has confirmed they are ready to start the season earlier than previous years due to the warmer weather.
- Triona Cosgrave provided an update that the City Of Airdrie is contemplating not installing the community fountains due to new Provincial guidelines on Storm water ponds. Triona Cosgrave has reached out to the City of Airdrie for further information.
- Triona Cosgrave provided the Foothills Landscaping quote for additional Planters in the community. Milosz Karpinski will look at obtaining a better price for the planters from a wholesaler.
- Triona Cosgrave reported that the fencing contractor would be in the community on March 17th to inspect the HOA fencing for expected repairs/replacements for the 2021 season.
- Triona Cosgrave provided the quote for the Phase 15 entry sign, the board approved and they will be in the community on March 19th to complete and do a walkthrough at the false bridge site and see if anything may be required there as well.

4. Financial Update (provided in package) – Triona Cosgrave

- Triona Cosgrave reviewed and answered questions on the 2021 Profit and Loss YTD & Budget comparison.
- Triona Cosgrave reviewed and answered questions on the 2021 Balance Sheet
- Triona Cosgrave reported there are currently 6 Homes in collections for the 2019 Fees.
- Triona Cosgrave reported there are currently 25 Homes in collections for the 2020 Fees.
- Triona Cosgrave reported the 2021 Fee collection has been going well with approx. 540 homes outstanding to date.
- Triona Cosgrave confirmed \$175k has been deposited to a GIC for reserve fund investment.
- The 2020 Audit is currently underway and is expected to be completed early to Mid-April.

5. Other Business

- The Directors would like to send a community engagement survey to the residents of the community to get feedback on amenities, communications events etc. Triona Cosgrave will send some sample questions to the Directors to review.

6. Next Meeting Date

- Tuesday July 13th, 2021 at 3:00 pm
- ZOOM Meeting



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7. Adjournment- 4:41 pm