

**Cimarron Master HOA  
Monday, January 4, 2021  
Meeting Minutes**

**Meeting was held online and conference call only due to Covid 19**

**1. Call Meeting to Order/Roll call: 6:00pm**

Mark Miskulin, President

Dan Riddell, Director

Gary Munson-Secretary

GWAS: Valerie Santana, Community Association Manager

Guest Speaker: Kao Lee with Kelly Moore Paint

Ed Arnold, Vice President (absent)

Paul Danen, Treasurer

**2. Members Forum-Agenda Items Only: *No Members present for comments***

**3. Committee Reports:**

**ARC-** 3 approvals. Light activity since summer ended

**Compliance since last meeting** 4 misc, 10 Rec vehicles, 19 signs/flags, 12 Trash cans, 3 fences

**New Business**

**4. Approval of Board Meeting Minutes for October 2020:** Mark Miskulin moved to approve as submitted, seconded by Gary Munson. The motion carried unanimously.

**5. Review/acceptance of monthly financial reports through Sept-Nov 2020:** Dan Riddell moved to accept for audit, seconded by Gary Munson. The motion passed unanimously

**6. Approval of Landscape Contract for 2021:** Mark Miskulin reminded board members of the prior meeting summary and agreement to make a final decision during this meeting. The Landscape committee reviewed the contracts and found All Season's contract to be attractive because they allowed for \$10,000 in landscape enhancements of bonus work and agreed to reduce their one time clean up fee by 50% for the tree wells needed. By comparison the Signature/Brightview contract remained constant for the renewal. If the Board decides to go with Signature, the committee would strongly recommend only a one-year renewal with penalties if work is not completed as agreed in contract for ancillary work. After call for any questions from the Board members Mark Miskulin moved to accept the contract with All Seasons, Dan Riddell second the motion. The motion passed unanimously. Management was asked to notify Signature immediately of the decision.

**7. Review/approve 2021 Insurance renewal:** Dan Riddell moved to renew, seconded by Gary Munson. The motion passed unanimously.

**8. Approval to change Association's required fence stain to a new color:** Kao Lee with Kelly Moore presented the Board with stain options. He suggested their Intermix option as the best product for the community. It is water based and designed for this area's weather. The mix penetrates wood and doesn't peel like paint will. It covers more because of the mix and will do a good job of covering aged and stained wood. Mark Miskulin moved to change the color and brand of required fence stain as proposed, seconded by Gary Munson. The motion passed unanimously.

**9. Review owner's request for reimbursement due to irrigation water staining of wood:** There was an extended discussion on how to set limits and safeguards against false claims and abuse of future requests. Dan Riddell moved to approve reimbursement for the owner that made the request only if the used Kelly Moore brand and provided proof with receipt and verification from Management the fence is done. Mark Miskulin seconded the motion. It passed unanimously.

**10. Review changes to current rules that were last updated in 2011:** Dan Riddell moved to approved with edits and final review by Gayle Kern, seconded by Gary Munson. The motion passed unanimously.

11. Business conducted between meetings: None

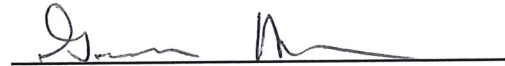
12. Open Forum Non- Agenda Items Only: No comments from members.

13. Adjourn Meeting: 7:06pm

Executive meeting held immediately after for compliance hearings and review of past due accounts.



Submitted by: Valerie Santana



Board acceptance

*All homeowners have the right to have a copy of the audio recording, the minutes, or a summary of the minutes of this meeting distributed to him/her upon request, in electronic format at no charge to the unit's owner or, if the association is unable to provide the copy or summary in electronic format, in paper format at a cost not to exceed 25 cents per page for the first 10 pages, and 10 cents per page thereafter. Minutes are available for free, upon request by going to [www.gwascorp.com](http://www.gwascorp.com) or [SparksCimarron.com](http://SparksCimarron.com)*