

## Reserve at Gold Hill

HOA Board of Directors Meeting  
9/8/2022 12:00pm | Reserve at Gold Hill

### Call to Order

The Board of Directors of the Reserve at Gold Hill Homeowners Association was called to order at 12:10 on September 8, 2022 at the Reserve at Gold Hill Clubhouse by Ashley Millar.

### In Attendance/Confirm Quorum

Board Members: Ashley Millar, Dave Brewer, Christine Johnson, Stephen Guardino, Michael Guelcher(remote)  
Kuester: Karen MacDonald

### August Session Minutes – Unanimous Approval

#### Topics of Discussion

1. Management Activities
  - a. July 2022 financials – reviewed with Kuester
  - b. Operational Updates
2. General Session
  - a. Unfinished Business: Extensive review of outstanding items with Kuester
    1. Rear entrance quotes will be discussed with the community at the year-end meeting (November).
    2. Kuester to draft letter to households with sidewalk issues for Board to approve (prior to sending out).
    3. Airnaseum Roof inspection and repair
      1. Kuester will provide quotes for roof repair due to storm damage
      2. Pool closes September 30.
        - a. Outstanding items: Pool Caulking: treasurer will contact Trident Pool Company.
3. General Discussions
  1. 2023 Budget
    1. \$40,000 budget placeholder in 2023 budget for lawn care.

Adjournment

**Next Meeting Date/Location:** October 13, 2022. The Reserve at Gold Hill Clubhouse

### Meeting Adjourned

The President moved to close the session at 1:31pm – unanimous approval