

Foxtail Pines OA
3rd Quarter Meeting Minutes
June 20, 2026 – 10am to Noon
Northwest Fire Department Training Room
Fairplay, CO

Agenda

Roll Call/Establish a Quorum: Meeting called to order at 10:03am, Spencer Thomas (ST), Catherine Green (CG) Scott O'Neill, Louis Simonet (LS), Jacobus Dietvorst (JD)

Changes or Additions to the Agenda:

Approval of Minutes from the 2nd Qtr. 2026 Meeting Minutes: CG moved, LS 2nd, all approved

Reports

- Correspondence: CG
 - There were q's for curbside chipping and slash/trash. Without volunteers curbside chipping can't take place. Trash/slash day is July 18th. You will not be allowed to drop off slash or trash if you are not current with dues.
- Treasurer's Report/Financial: CG
 - Current Balance
 - Operating: \$60,546
 - Reserve: \$51,478
 - Accounts Receivable –
 - \$16,088
 - Discussion on collection of dues and options, Ideas?
 - Post late dues owners in the minutes and at the annual meeting.
 - Approval of the Treasurer's Report: LS moved, SO 2nd, all approved
- Architectural Review:
 - One roof inquiry and approved.
- Website: JD
 - Nothing at this time.
- Lower Sacramento Creek Reservoir Company: ST
 - Nothing at this time.

Old Business (various people discussed)

- Status of CPA for FPOA CG/JE
 - SO has provided CG some companies who can do the work
- Status of Governing Docs: ST
 - ST will send out email for approval to spend money for attorney to complete CCIOA docs.
 - Board members need to provide approval/disapproval by Monday June 22, 2026.
 - JD to provide one page summary of governing docs for annual meeting.

- One page summary will be of the old HOA approved docs and one page summary of the new to be approved docs.
- Weed Control Mitigation: LS
 - LS still trying to contact organization (Teller County)
- Pond grass and fish control: ST
 - Fish, trout and carp are ordered (first stocking done May 21, 2026, carp and rainbow trout)
- 2026 Slash/Trash Days CG
 - Scheduled for Saturday July 18, 2026

- New Business
- Budget
 - Insurance was budgeted at \$3,627 going to \$4,450
 - Top budgeted items: Slash/trash day, Insurance, fish, common area maintenance (pump septic, weeds, etc.), legal fees, website (\$1,000/yr)
 - Accountant fees are expected to be from \$10k to \$30K
 - Possible use of Assoc dues to install remote hydrants.
 - ST and others to check with insurance agents.
 - Providing Assoc grants to fire mitigate lots.
 - Special Board Meeting July 22, 2026 10am location TBD in Fairplay to prepare for annual meeting.
- Maintenance at the Recreation Area
 - Continue discussions on vault pumping
- ST has the Platte Map in one piece and will distribute to be on the website and sent to board members. ST will bring prints next time.

Adjourn : ST moved to adjourn, LS 2nd, all approved 11:14am