

Governing Docs. Committee Meeting: 2022 August 18

Present: Janis, Connie, Beth, Notes from Siri

- Reviewed Articles of Incorporation.
- We have not yet received the “model” CCIOA compliant bylaws and declarations that we can work from, provided by Dirk from Tracey. We discussed the new and surprising information from Mike that he decided, without consulting us or the rest of the board, to authorize an attorney to update our declarations so they are CCIOA compliant. There were comments that this was some of the work that our committee was ready to do and that was an unnecessary expense for our HOA since our attorney rate is around \$450 per hour. We would still like the “model” CCIOA compliant bylaws and declarations template to work from and to use for ourselves to better understand what the CCIOA laws require of our documents and governance.
- Reviewed the “survey items” Mike told us about at the last meeting.
- Reviewed the current bylaws and listed things that caused us pause and how we might consider changing those things.
- Considered contentious issues and survey items to be put out to the membership.
- Action Items:
 - Dirk–will you please work on getting us a model CCIOA compliant template for our governing documents?
 - Janis–begin a google doc for the survey using ideas from this meeting and share it with the subcommittee determined in the meeting today.
 - All–Review forms from Dirk and brainstorm other next steps.
 - Mike–will you please get us a copy of the updated governing documents from the attorney with highlights or some other indication of changes that were made?
- Our next meeting will be September 29 at 4pm at Beth's patio-- 159 Blue Heron Vista