



KCPOA Executive Board Meeting
January 25, 2024, 3:00 PM
1365 Garden of the Gods Road, Suite 108
ZOOM:

<https://us02web.zoom.us/j/86755295555?pwd=ZWJwR0RyQTdpK1NwVys0VHZJcHo5dz09>

AGENDA

NOTE: ALL KCPOA Board and Committee meetings are open to residents

1. Call to Order
2. Establish a Quorum
3. Introduction of Guests:
 - i. David Firmin, Altitude Law
4. Approval of Minutes:
 - i. December 12, 2023 Regular Meeting (Vote)
5. Manager's Report (Mindy Gutierrez)
 - i. Annual Calendar
 - ii. Action Item List
 - iii. Call Log
 - iv. Decisions Log
6. IC (Tim McMahon)
 - i. All Phase Locate Bid (Vote)
 - ii. Recommendation for \$37K Engineering Expense (Vote)
 - iii. Street Consultant Contract (Vote)
7. ARC (Barbara Rist)
 - i. Project Status Report
 - ii. RR1 and RR4 Sales Report
 - iii. Updated KCE Map – Revised Ownership and Hidden Lot
 - iv. Perimeter Infrastructure on Private Property
 1. Updated List of Private Properties with Infrastructure Elements
 2. Responses to Chronicle Articles and Owner Letters
 3. February 15, 2024 Community Meeting
8. Finance (Mark Holthouse)



- i. Accept December Financial Statement (Vote)
 - ii. Audit Review
 - iii. Carpet and Electric Work POA office (Vote)
 - iv. Appoint Insurance Committee for 2024 renewal
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9. CALM (Dan Chapman)
 10. Covenant Committee (Wendy Pechero)
 11. SCC (Steve Durham)
 12. Legal (David Firmin)
 13. Next Meeting February 22, 2024