



KCPOA Executive Board Meeting

June 26, 2025, 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 Guest(s)
4. Homeowner Forum
5. Approval of Minutes
 - i. May 22, 2025 Regular Meeting (Vote)
6. Old Business
 - i. Board Nominating Committee
 - ii. Security Officer Pay Increase - Brad
 - iii. Update on Lawsuit involving Kroger - Legal
 - iv. The Courtyard and The Park – Written response to Q's
7. New Business
 - i. Updating the Collection Policy HB25-1043 – Lisa
 - ii. RFID Forms -Lisa
 - iii. Road Storage Issue (Informational Discussion) – Barbara
 - iv. Covenants / Violations
8. Manager's Report (Lisa Baker)
 - i. Call Log
 - ii. Manager Report
 - iii. Trail Signs
 - iv. Lisa's Vacation Time
9. Wildfire Mitigation Task Force
 - i. Townhall Meeting July 22, 2025 5:30-7:30pm
10. Finance (Mark Holthouse)
 - i. Update on Financials
 - ii. Accept April 2025 Financial Statement (Vote)



11. IC – (Tim McMahon)
 - i. The IC meeting was held on June 12, 2025
 - ii. IC recommendations for EB vote:
 - Groninger Proposal – storm drain repair on Grand Market (\$8,950) (Vote)
 - Proposals for South Gate Conversion (see attached Summary Page) (Vote)
 - IC Charter – revised, to be re-posted on IC webpage. (Vote)
 - iii. 2025 Road Work
 - iv. CSU Projects - three projects in KCE:
 - Fire Hydrant on Chilson – restoration completed.
 - Gas Regulator - need to confirm if CSU has completed restoration.
 - Pressure Zone Expansion (2-year project) – Next Steps
12. ARC (Barbara Rist)
 - i. EB approval for new ARC committee member, Fred Van Vurst (Vote)
 - ii. Project Status Report
 - iii. Red Rocks and Preserve Sales Reports
13. SCC (Brad Harvey)
 - i. May Summation Report
 - ii. Jim Henderson – New Volunteer (Vote)
14. CALM (Dan Chapman)
15. Covenant Committee (Steve Durham)
16. Executive Session – No Homeowners

Next Board Meeting: July 24, 2025 at 3:00pm at KCPOA Office