



West Hatchet Ranch Property Owners Association
Board Meeting Minutes
April 20, 2022

Attendance: John Aggson, Dick Class, Robert Payne, Cynthia Alvidrez, Cindy Lempp
Guest: Kim Alvarado

Call to Order: Meeting called to order at 6:29 by John Aggson at the home of Dick Class

Treasurer Reports:

- Financials were presented by Alvidrez
 - Motion** to approve Treasurer Report was made by Payne, 2nd by Class. AIF.
- There was discussion on last month's motion to make the Calendar Reporting Year and the Tax Reporting Year coincide from January 1 through December 31. This change was made in an attempt to align our income and spending within the same reporting periods. Questions were raised about an amended budget. The current budget will be extended to December 31, 2022.
- Additionally, there would be a new budget to be approved at the annual meeting. This budget would run from January through December 2023.

Motion to extend the current budget to December 31, 2022 and to approve a new budget at the annual meeting running from January through December 2023 was made by Aggson, 2nd by Lempp. AIF.

Consent Agenda:

- March Board Minutes approved - Aggson, Payne, Class, Lempp
- Lot 8 Covenant Violation letter sent regarding length of construction
- Building permits and Covenant regulations were reviewed for Lots 8, 10, 11 and 43. Further discussion and inspection will be performed before additional Covenant Violation letters will be sent.
- A Road Committee Proposal was submitted. The Board has asked for more specific details on this proposal such as locations of application for road base and for more details on the extent of Spring roadwork.

Motion to accept the Consent Agenda was made by Aggson, 2nd by Payne. AIF.

Old Business:

- The final discussion on the new street signs was presented by Class & Payne. The new street signs will be ordered and installed.
- A Trade Name Resolution was presented. The Trade Name of **West Hatchet Ranch** has been in use for the past 15 years for our non-legal business, ie, location directions, Board communications, bank business. In an attempt to protect our use of, and the legal “addition” of the Trade Name “West Hatchet Ranch”, discussion was made to register “West Hatchet Ranch” with the Colorado Secretary of State.

Motion to approve and register the Trade Name “**West Hatchet Ranch**” was made by Payne, 2nd by Class. AIF.

New Business:

- Officer Duties were emailed to Board Members for review and will be compiled in a handbook for clarification of duties of present and incoming officers.
- The Annual Meeting “To Do” List was presented and reviewed. The Annual Meeting Notice will be mailed out to all Property Owners along with pertinent information for the Annual Meeting by May 10, 2022.
- Duties for the Annual Meeting were assigned.

Next Meeting Scheduled:

- Next meeting will be at the home of Cynthia Alvidrez on May 19, 2022 at 6:30 pm.

Meeting Adjournment:

- Meeting adjourned at 8:49 pm.
- Motion** made by Aggson, 2nd by Lempp. AIF.

Actions on New Business:

- Contact Lot 43 regarding Building Permit status - Lempp
- Contact Devenport regarding Road Committee project details - Aggson
- File Trade Name with Secretary of State - Payne
- Order New Street Signs - Class & Payne
- Board Member duties and roles handbook - Lempp & Payne

Financial reports are not posted on the webpage. Property owners may request a copy by contacting Cynthia Alvidrez at 303-961-4699 or email request to westhatchetranh@hotmail.com

Respectfully submitted by Cindy Lempp - Board Secretary



Member
FDIC

Date 3/31/22 Page 1
Primary Account XXXXXXXXXXXX4883

RED CREEK RANCH AT HATCHET
6100 MEADOW DR
PUEBLO CO 81004-9748

Account Title: RED CREEK RANCH AT HATCHET

TOTALLY FREE BUSINESS CHECKING		Number of Enclosures	1
Account Number	XXXXXXXXXXXX4883	Statement Dates	3/01/22 thru 3/31/22
Previous Balance	22,927.82	Days in the statement period	31
1 Deposits/Credits	600.00	Average Ledger	22,905.72
2 Checks/Debits	125.49	Average Collected	22,905.72
Service Charge	.00		
Interest Paid	.00		
Ending Balance	23,402.33		

3/07 DBT CRD 1323 03/04/22 17107690	2.00-	.00	22,925.82
CORNER STORE #4062			
COLORADO CITYCO C# 1534			
3/22 STATE FARM RO 08 PYMT	123.49-	.00	22,802.33
CHECK # 1374			
3/31 DDA Regular Deposit	.00	600.00	23,402.33

3/22 1374	123.49		
* Denotes missing check numbers			

EXPRESS TICKET
RED CREEK RANCH AT HATCHET
PROP. OWNERS ASSN. INC PHASE 1
BOLTON, ALABAMA 36008
BOLTON, ALABAMA

DATE 03/01/00



Bank Name
Branch Name

ACCOUNT NO. 123456789

123456789

DEPOSIT TO THE ORDER OF

NAME OF THE DEPOSITOR

NAME OF THE PAYEE

AMOUNT

03/01/00

CASH

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