Homestead in the Willows

Homestead Herald

NOVEMBER 2026

Volume 50 | Issue 11

A Covenant Controlled Community for the Benefit of All

www.homesteadinthewillows.org



INSIDE THIS ISSUE:

Sign up for the 13th annual Turkey Trot - see page 5

Want to be a Swim Team coach next summer? See page 13

Holiday Carriage Rides on pages 14 & 15

PTCO Winter Wishes and Thanksgiving Drive on pages 7 & 9

The Holilday Scavenger Hunt returns! Details on page 20

NOVEMBER HERALD

Article Deadline
November 13, 2026

BOARD MEETING

Wednesday
Nov. 11, 2026



ASSOCIATION NEWS

BUSINESS OFFICE HOURS

Hours:
Monday, Wednesday, Friday
9:00 a.m. - 3:00 p.m.

Emails received outside of office hours will only be reviewed on Office days.

Website:
www.homesteadinthewillows.org

MANAGERS

Business Office	Sherelle Horsfield	303-793-0230
	businessmgr@homesteadinthewillows.org	
Landscape	Nancy Bauer	303-241-6212
Tennis Facilities	Jill Ellsworth	303-808-4513
Pool	Shannon Ricca	303-617-0221
ACC	acc@homesteadinthewillows.org	

BOARD OF DIRECTORS

President	Eric Kemp	303-882-6701
	pres@homesteadinthewillows.org	
VP	Robb Origer	303-668-0452
	vp@homesteadinthewillows.org	
Secy	Stuart Siekmeier	303-517-5316
	sec@homesteadinthewillows.org	
Treasurer	Steve Bell	303-886-1844
	treas@homesteadinthewillows.org	
Mem at Large	Heather Rich	415-309-4758
	member@homesteadinthewillows.org	

COMMITTEES

ACC | Design Review
Covenant Review Task Force
Swim Team
Social Committee
Play Group

All committees are open to residents, and volunteers are always needed and welcome.

BOARD MEETING MINUTES

To provide timely information to residents **unofficial Board Meeting Minutes** are published in each issue of the Herald. Official minutes are approved by the Board at a subsequent meeting and are available online and at the Business Office.

MOVING FROM HOMESTEAD?

If you move from Homestead but keep your home, you remain responsible for HOA dues. Please update the Business Office with your new address. Dues are due March 1 annually. If you rent your home, forward all notices to the homeowner.

REPORTS TO THE ASSOCIATION

When an Association member wishes to report observed problems or any concerns or helpful ideas pertaining to the assigned areas of responsibility of the Architectural Control Committee, Landscape, Pools, or Business Office, please include name, and telephone number when you call and leave a message so that we may return your call.

The Association does not act on anonymous calls.

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CALL TO REPORT

Waste Connections.....303-288-2100

Trash pickup: Wednesday

www.wasteconnections.com

Airport Traffic Complaints.....303-790-4709

Centennial City Services (24/7).... 303-325-8000
Pot Holes.....303-325-8000

Street Light Problems: *www.centennialco.gov*
Report a street light outage

Arapahoe County Animal Control..303-325-8070
Barking Dogs

Arapahoe County Sheriff's Dept....303-795-4711
Non-emergency: vandalism/speeders

Graffiti.....303-795-4711

Hazardous Waste Pick-up.....1-800-449-7587

Water Breaks.....303-770-8625

Sewer Back-up's.....303-779-0261

Div. of Wildlife -Coyotes.....303-297-1192

Noise—Fiddlers Green.....303-486-8275



ADVERTISING RATES

Personal Ads (30 words or less)	$ 20.00
Commercial Ads (30 words or less)	$ 25.00
Display Ads:	
1/8 page (2 ¾ x 1 ¾")	$ 48.00
¼ page (2¾ x 3½")	$ 70.00
½ page (6"x 3½")	$ 115.00
Full Page (6 "x 7½")	$200.00

Deadline is the 15th of each month preceding publication. All display ads must be high resolution (300 dpi) pdf, jpeg, png or tiff files.

Photographs to be used must be half tone.

Ad's may be emailed to businessmgr@homesteadinthewillows.org. Include text ads in the body of your email. Pay for three months at the time you place the ad and you will receive the 4th month free.



Ellen Neufeld MSN, CRNA, APRN
16-year Homestead Resident

- Lines & Wrinkles
- Volume loss/saggy skin
- Lips - volume/hydration
- Acne/sensitive skin
- Dark spots
- Eyes: bags, circles, heaviness
- Undesired weight
- Stubborn areas of fat
- Weak muscles/joint injury
- Chin/jawline fullness
- Neck concerns
- Hair thinning/loss
- Incontinence

An Exclusive Offer For
Our Homestead Neighbors

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Centennial CO 80122

BEST OF MILE HIGH
GOLD WINNER
2026

13th ANNUAL HOMESTEAD COMMUNITY TURKEY TROT

Thanksgiving Day 9:30 a.m.

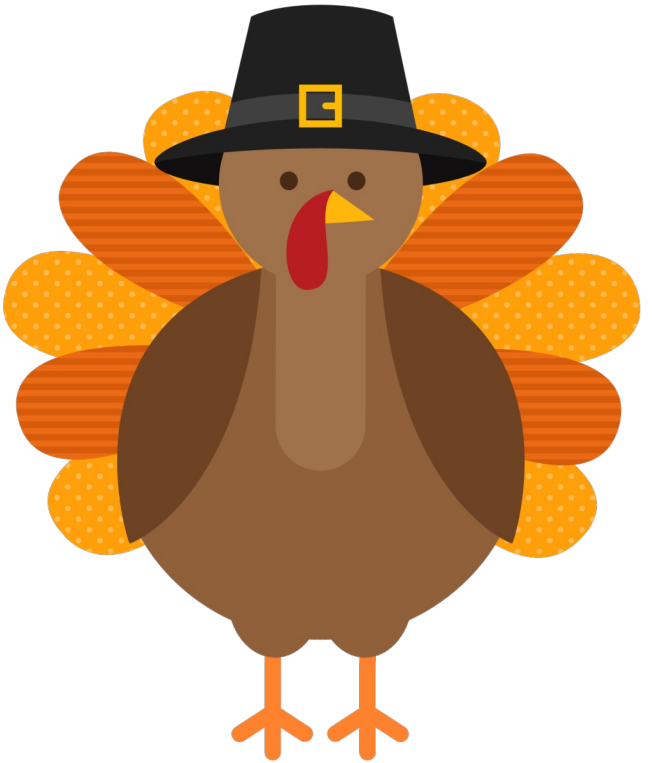
Come join us for our annual walk/run on Thanksgiving Day. The race starts at 9:30 a.m. in the back parking lot of Homestead Elementary. This will be our 13th year for this popular tradition. Grab your family, neighbors and friends for a little pre-turkey exercise.

In the spirit of being thankful, we will once again be accepting cash, checks, or online donations to the Food Bank of the Rockies.

You can donate through the QR code:

Please check Give on behalf of a company/organization and put Homestead Turkey Trot in the Organization Name field.

Hope to see you there!



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Ask About Our Community Give Back

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MAKE A DIFFERENCE IN YOUR COMMUNITY

BOARD VOLUNTEERS NEEDED

The Homestead in the Willows HOA is governed by a volunteer Board of Directors made up of residents committed to serving the community and representing the interests of all homeowners.

Term: Three years, beginning with the March Annual Meeting.

Board Roles: Board members rotate through leadership roles during their service, including President, Vice President, Treasurer, Secretary, and At-Large Member.

Time Commitment: Approximately 2 hours per month for the regular Board meeting, plus approximately 10 hours per year for community events, HOA activities, and other Board responsibilities.

What Board Members Do: Board members advocate for residents while considering the best interests of the community as a whole. They help establish priorities, make decisions on behalf of the Association, oversee HOA activities and resources, and support community events and initiatives.

Service: All Board positions are volunteer roles. Serving on the Board is an opportunity to have a direct voice in the future of Homestead in the Willows and help maintain a strong, welcoming community.



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COLORADO'S OWN 2 NEWS

WEDNESDAY	THURSDAY
NOV 18	NOV 19
2026	2026

COAT DRIVE BENEFITTING COATS FOR COLORADO

Simply place ready-to-donate coats on your porch and
Text Kyle when they are ready to be picked up!

Hosted by Kyle Malnati

303-358-4250

Kentwood
Real Estate

THANK YOU HOMESTEAD!

On behalf of The Salvation Army, I would like to extend our heartfelt thanks for hosting the recent donation drive. Thanks to your leadership and the generosity of your community, the event was a huge success.

The drive brought in a remarkable volume of donated goods, including 2,300 pounds of clothing, hardgoods, housewares, and furniture - an incredible contribution that directly supports individuals and families in need.

We are deeply grateful for your commitment to making a positive impact. Wishing you a wonderful day, and we look forward to the opportunity to partner again in the future.

Sincerely,

PENNIE MITTEN
Donation Coordinator
Phoenix Adult Rehabilitation Center
The Salvation Army USA Western Territory
Adult Rehabilitation Centers Command
(M) +1 (602) 501-8405
ps://phoenixarc.salvationarmy.org



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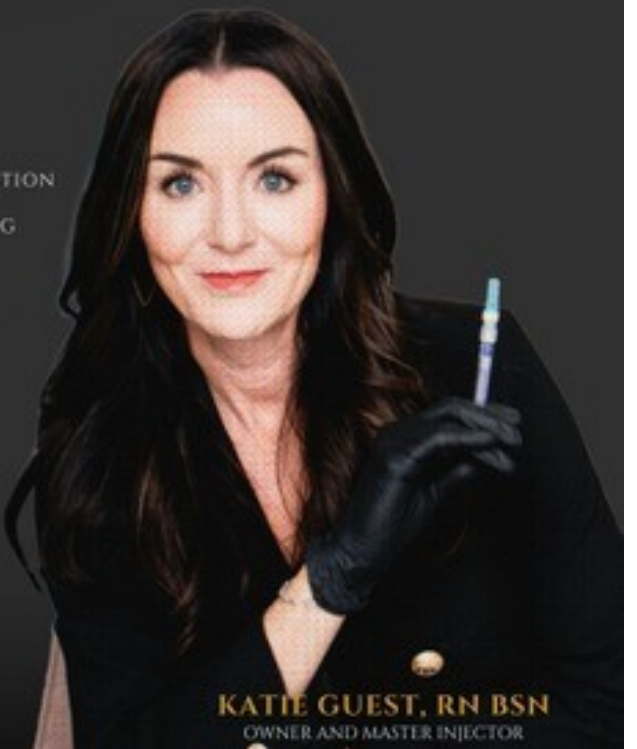
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LANDSCAPE LOGIC
By Nancy Bauer



Beware!!! Tree of Heaven not so Heavenly!

The Tree of Heaven (Ailanthus altissima) is an aggressive, fast-growing invasive tree classified under List of the Colorado Department of Agriculture's Noxious Weed Program. It spreads rapidly across Denver neighborhoods, crowding out native plants and damaging home foundations, sidewalks, and sewer or plumbing lines. Beware this tree has been reported in Homestead!!! Check your yards for these trees. If you have one, contact a tree removal professional, as simply cutting it down can result in extensive suckering. The trunk must be cut and treated with an appropriate herbicide to help prevent regrowth.

Getting Ready for Winter

The plants in our gardens are undergoing a lot of change, transferring energy to their root systems, preparing for winter and getting ready for spring growth. We can take a lesson from our plants, by getting our gardens ready for the onset of winter. By planning now, we can help plants get off to a good start next spring. The following suggestions may help you develop your own winter preparation.



What to Clean Up

After frost, most annuals and vegetables look pretty sad. Pull them up and compost them, unless they have seed heads you want to enjoy in winter.

Tools: Give tools a thorough cleaning before you store them in a dry place for the winter. Rusty blades will benefit from steel wool, light oil and elbow grease. Fall is a good time to replace those beyond repair, as many stores will have tools on sale.

Sprinklers and hoses: Sprinkling systems need to be shut down and cleared. Hoses should be coiled and stored to prevent winter cracking. Keep one handy, however, for winter watering.

Pots: Empty soil out of pots. Store them upside down, under a tarp is preferable, or in a shed or garage. This helps prevent damage from alternate winter freezing and thawing.

Mulch: Mulching mowers are ideal for disposing of fallen leaves on your lawn. In addition, apply a 'winterizer' fertilizer to your lawn to ensure a quick green-up in spring.



Lawns

Mow at a two-to-three-inch height. Research shows that mowing to less than two inches can result in decreased drought tolerance and higher incidence of insects, diseases, and weeds.

- During extended winter dry periods, it is good practice to water the lawn once per month, if the

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ground is thawed and will absorb water. Pay attention to exposed slopes, south or west facing exposures. These areas can become excessively dry and may be prone to spider mite infestation.



Trees

Wrap trees for winter. Sudden fluctuations of temperature and water loss during winter can damage the bark of young thin-barked trees by killing new tissue. Sunscald injury usually appears on the southwest side of trees. Young honey locust, birch, maple, crabapple, and other thin-barked trees can be protected from sunscald by providing adequate water during winter months and using tree wrap for the first 2-3 years after trees are planted.

The tree wrap will need to be removed in mid-April to prevent insect damage.



Watering

In dry winters, all shrubs benefit from supplemental watering, but trees and shrubs planted this summer are still adapting and need more water than plants that have been in the soil for at least one year.

*For more information on watering during the winter, see CSU Extension Fact sheet # 7.211 “Fall and Winter Watering”.

ACC VOLUNTEERS NEEDED!

The Architectural Control Committee (ACC) is looking for community members interested in volunteering to serve on the Committee. This is a great opportunity to get involved in our neighborhood and help support the architectural standards that contribute to the character of Homestead in the Willows.

Please email or call the Business Office at 303-793-0230 if you are interested in volunteering. We would love to hear a little about you, including any qualifications, experience, or knowledge you could bring to the Committee. We will be happy to provide additional details at that time about the role, expectations, and time commitment.

We look forward to hearing from you!

accmgr@homesteadinthewillows.org

303-793-0230



WE ARE

HIRING!



Be a Coach for the 2027 season and have a swim-tastic Summer!

We are looking for coaches who will be enthusiastic coaches, teachers, and role models for our neighborhood swimmers.

Submission & Process Requirements:

- Submit Resume to **homesteadhurricanes.swimteam@gmail.com**
- Deadline – **December 15, 2026**
- Applicants will be contacted for interviews over the holiday break (late December/early January).
- Have Questions? Email address as referenced above.

Homestead Holiday Rides

What: Horse Drawn Carriage Rides

When: 4:30pm-9pm

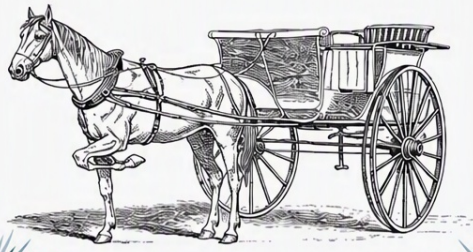
Sunday, Dec. 20th
(North Pool)

rides leave every 20 minutes as listed on the form

Where: North Pool

Cost: $12 per person (3 & under free)

****reservations required****



2026 Homestead Holiday Rides

Horse Drawn Carriage Rides Reservation Form

First & Last Name _____

Street Address _____

Phone _____ Email_____

# of Tickets($12 each) _____ # of Children 0-3 (free)_____

We will combine families to total 14 riders. Rides leave every 20 minutes.

Place numbers **1st, 2nd, & 3rd** next to your preferred **DAY/TIME** choices.

DAY 1 (Sunday, December 20th) North Pool Lot

4:30	5:50	7:10	8:30
4:50	6:10	7:30	8:50
5:10	6:30	7:50	
5:30	6:50	8:10	

PLEASE RETURN THIS FORM W/ A CHECK PAYABLE TO: **Homestead HOA**
DROP @ **HOA office** (5896 E Geddes Ave)
RESERVATIONS WILL NOT BE ACCEPTED BEFORE
SATURDAY, DECEMBER 5th @ 8:00am.

NOTE: RESERVATIONS REQUIRED; NOT ACCEPTED BEFORE 12/05 @ 8AM!

→As you deposit your form & payment, please write your name & drop time on the sign-up to note the order in which it was received.

We will take reservations until the rides are full and try to accommodate as many families as possible. If there is bad weather, you will get an email (& post on HOA social media) of the cancellation & refund process.

****In the event that you cannot make your ride spot, YOU MUST find someone to fill your spot; REFUNDS are UNAVAILABLE.****

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Unofficial ACC Meeting Minutes

Date: September 22, 2026
Place: HOA Office
Time: 10:30am

15 applications reviewed

Approved: 1 fence, 1 wing fence, 3 windows, 2 paint, 1 stained brick, 1 artificial turf in backyard, 1 tree removal

Need more information: 1 shutters

Denied: 1 paint (not in tone with other approved paint shades)

Notice to Homeowners:

Please remember to notify the ACC of any changes in approved plans PRIOR to order or install

A contractor telling you something needs to be changed mid-project is NOT approval by the ACC and needs to be run by the ACC before the contractor moves forward.

Meeting dates on 2nd & 4th Tuesdays of each month at 9:30 am

Unofficial ACC Meeting Minutes

Date: October 13, 2026
Place: HOA Office
Time: 9:30am

12 applications reviewed

Approved: 2 landscaping; 1 windows; 1 addition; 1 playset; 1 putting green; 1 siding; 1 paint and porch; 1 shutters

Need more Information: 1 windows; 1 fence

Denied: 1 windows

Notice to Homeowners:

Shutters must be hung centered from top to bottom of window trim.

Artificial turf must be professionally installed.

Metal edging should be hammered down so as to not be visible.

Homeowners will be held to AI photo renderings submitted.

When homeowners are asked to supply information and don't, it's ultimately a cost to the HOA to make us continue working on it or go look.

Next meeting date:October 27, 2026 at 9:30 am. Meetings are currently scheduled 2nd and 4th Tuesdays of the month subject to change.

Homestead Community Garden Is Growing!

This year, Homestead Elementary received a $5,000 Sprouting School Gardens Grant from the Sprouts Healthy Communities Foundation to improve the Homestead Community Garden as an outdoor learning space for students and a resource for the broader community.

The garden has been supported over the years by families, students, staff and community members. This new grant is helping Homestead build on that momentum by strengthening both the garden itself and the educational programming that happens there.

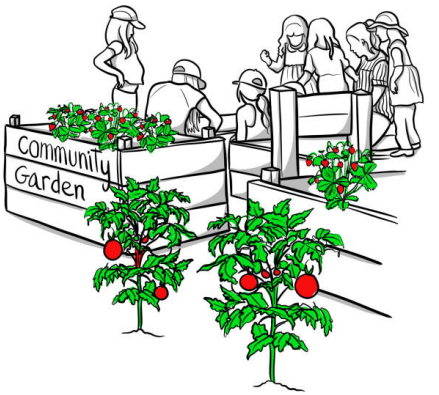
Throughout the school year, students will have new opportunities to plant, observe, harvest, taste and learn in the garden. Garden activities are connected to grade-level science curriculum, giving students a hands-on setting to explore topics such as plant life cycles, weather and seasonal change, pollinators, soil, water and food systems. Students can also participate in a Garden Club during their recess. We are also bringing an existing indoor grow tower back into use for year-round growing, planning a spring plant sale and creating a collaborative student art project for the garden.

The long-term vision is for the Homestead Community Garden continue to grow into a welcoming outdoor classroom and community space where students and neighbors can explore the natural world, learn where food comes from and develop a sense of stewardship for the environment around them.

We would love to involve our neighbors. You don't need to have a child at Homestead—or be an experienced gardener—to contribute. We welcome community members interested in gardening, native plants, pollinators, composting, building and repairs, art, education or simply lending a hand. We're also interested in connecting with local businesses and organizations that may have expertise, materials or other resources to share.

Interested in getting involved? Scan this QR code to complete a short interest form, or email GardenhomesteadPTCO@gmail.com. Whether you have gardening expertise to share, a useful community connection, or just a willingness to get your hands dirty, we'd love to hear from you.





EST. 1975

HOMESTEAD *in the Willows*

A COMMUNITY BUILT ON TRADITION, CONNECTION & MEMORIES



MEET THE

MILLERS

Caroline, Forrest, John (4), Frances (2), and Scottie (6 wks)

Moved to Homestead in August. Caroline & Forrest spent 12 years in Houston, Texas working in oil and gas before relocating to the Denver area. They love to spend time outside with their kids and enjoy going to the mountains. They just welcomed a new baby girl, Scottie, in September.



MEET THE

SALZMANS

Jessica, Thomas, Mabel, Hank, and baby #3 on the way!

The Salzmans moved to Homestead in July. They love spending time with friends, hosting get-togethers, and enjoying the outdoors through hiking, skiing, and exploring. They can't wait to meet their new neighbors and become part of the Homestead community!



BABY ANNOUNCEMENT

Kathryn Scott ("Scottie") Miller

SEPTEMBER 10, 2026

EST. 1975

HOMESTEAD
in the Willows

A COMMUNITY BUILT ON TRADITION, CONNECTION & MEMORIES

HOLIDAY *Scavenger Hunt*

IT'S TIME TO GO ALL OUT ON THE HOLIDAY EXTERIOR ILLUMINATIONS!



If you'd like to have your house participate in the Homestead Holiday Scavenger Hunt, please email **businessmgr@homesteadinthewillows.org** and let us know:

- That you'd like to participate
- What element of your house is considered the scavenger hunt item

Examples: reindeer with a purple bow, or inflatable snowman with a green hat...

Deadline to submit: Nov 12

FOR THOSE NEW TO THE EVENT:

We will collect the houses and items participating and the scavenger hunt list will be distributed in the November issue of the ***Homestead Herald***. It will also be available for download on the website, Facebook group and Instagram.

We will segment the items by areas of the neighborhood: South, North and West.

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TEEN SERVICES

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BABYSITTING

Hi! I'm Kaylee Stansfield and I'm 13 years old. I am Red Cross certified. I enjoy watching and playing with kids. I am trustworthy and very responsible to watch your children.

Call or Text : Kaylee (720)-688-6729

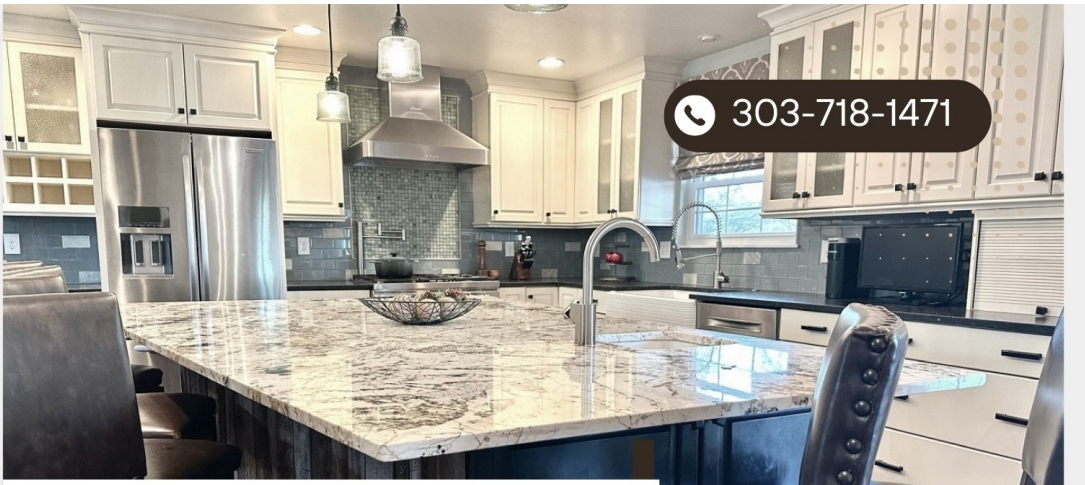
Hi! My name is Lilah Rich. I am 15 and a student at Cherry Creek High School. I would love to help with your children. I am Red Cross certified. I am reliable, trustworthy, and responsible.

Please call me at (720) 842-9667

POWERWASHING

Do you have dirty, smelly Trash Cans or need your Driveway cleaned? I would love to help! See our Instagram page: powerwashers25

Call or Text: Maddox (720) 926-3397

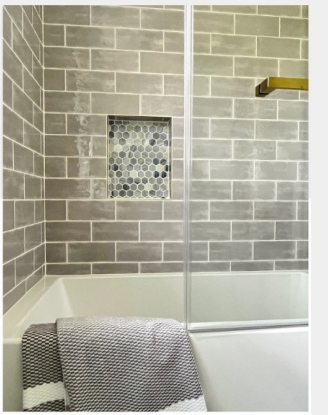


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SNOW REMOVAL IN HOMESTEAD



The HOA will provide a limited amount of snow removal on the community greenbelt paths and some somesidewalks. Snow will be cleared from these areas after an accumulation of 3 inches and the snow hasstopped. Homeowners are reminded that just because a path is cleared of snow it is not a guarantee ofsafe passage.

Snow and ice removal has been received with much appreciation frommany homeowners. The Board continues to acknowledge that not all residents believe snow removal isnecessary, but the majority of feedback is in favor of snow removal.

The neighborhood foliage has changed significantly with mature trees shading many sidewalk areas,especially the major thruways of Easter and Costilla Avenues. Once a major snow is not cleared, significant areas that neverget sun remain snow- and ice-packed for the remainder of the winter. Homestead has many walkers ofall ages, many of whom resort to walking in the street when the sidewalks are icy. This is extremelydangerous.

The Board has fully researched all legal issues and accepted the legal recommendation to regularlyremind homeowners that just because a path is cleared of snow, it is not a guarantee of safe passage.

The Board agreed to accept the Snowology snow removal contract for 2026-27.

Per the City of Centennial - “in the interest of public safety and the absence of aCity ordinance, the City strongly encourages citizens to remove snow from thesidewalks adjoining their property within 24 hours after a snowstorm ends. “



continued from page 23





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HOMESTEAD IN THE WILLOWS HOMEOWNERS' ASSOCIATION

Regular Board Meeting – October 21, 2026, Unofficial Minutes

Call to Order

President Eric Kemp called the meeting to order at 5:33pm

Present: Member at Large Heather Rich; Treasurer Steve Bell; Secretary Stuart Siekmeier; Vice President Robb Origer; Business Manager Sherelle Horsfield; Landscape Manager Nancy Bauer. Neighborhood residents in attendance were Nicholas Lemasters, Steve Mahedy and Spencer Sachen.

Minutes from September 9, 2026, board meeting of Members were approved as read.

Ratification of Board Actions: There were no Board Actions to ratify.

Appeals hearing results: Account 547 appealed a Covenant Taskforce citation but did not appear for the hearing. The matter will continue to be dealt with through our lawyers directly as is our process.

The appeal presented by Account 353 regarding a regulation violation issued in September was reviewed. After discussion, the Board approved their appeal.

The appeal presented by Account 584 regarding a regulation violation issued in September was reviewed. After discussion, the Board approved their appeal.

Committee Reports:

Swim Team

No report

Social Committee

No report

Manager Reports:

ACC / Covenant Task Force:

Provided in a written report: ACC Manager Emily would like to review the appeal process. At issue is under what circumstances a homeowner has a right to appeal an ACC decision. The supposition is that the Board should only be involved when covenant violations occur. No discussion occurred during the meeting, and the issue will be re-visited in November.

Emily requested the Board consider a budget for her for remuneration to scan homeowner files in cabinets. Proposal put forward for time and costs to be decided by the Board. No more than 30 hours/ month in addition to her current responsibilities.

continued on pg 26

continued from pg 25

Pool:

Provided in a written report: All pools have been closed and winterized

Pool closing report and estimates have been sent. Necessary repairs for 2027 (also in closing report):

ALL POOLS

▪ FRP backing board to protect structure – NTE $1,000 / pump room

▪ New Waterco deckside pool vacuums – Estimates sent

SOUTH POOL

▪ IPS chemical controller for big and wader (recommended in 2025)- Estimate sent

▪ Heater header connection re-plumb (leak prevention) – Estimate sent

WEST POOL

▪ IPS chemical controller (recommended in 2025) – Estimate sent

▪ Heater header connection re-plumb (leak prevention)– Estimate sent

Routine maintenance and items needed for code compliance (All Pools):

▪ Main drain cover inspections at de-winterization ▪ Install Carbon Monoxide Detector in all pump rooms per code (Colorado Division of Oil and Public Safety) - NTE $800 *excludes any necessary modifications to electrical panel

NORTH POOL

▪ Waterline tile repair / replacement – $45 / linear foot

SOUTH POOL

▪ Sand & paint gas piping – NTE $500

▪ Diving board step – NTE $500

WEST POOL

▪ Filter air relief valve replacement – Estimate sent

▪ Sand & paint gas piping – NTE $500

Additional recommended repairs for South pool:

▪ Repair cracked coping stones (poured in place) – Outside quote required

Tennis:

No report

Landscape:

Landscape Manager Nancy Bauer reported that the North and South pool parking lots had crack sealing completed on 9/25 at a cost of $2,200. Next year, the lots are scheduled for asphalt patching, sealing, and restriping. Sprinkler Damage from AT&T Cable Installation on Homestead Pkwy has been recuperated.

Willows Water advised we are the only HOA to make use of the water budget agreement, and they were extremely happy with the water monitoring that we were doing, keeping withing the budget.

The new drainage system at North Rec appears to be working well following the recent storms.

The Dumpster gate replacement project has been assigned to Wayne from Split Rail who will confirm dates. Board agreed we would lock these gates over the Winter period when no dumpster is present in the enclosure. Gregorio emptied the pool pots, removed three dead lilacs, replaced seven split rail fence posts, added Mulch to the North Rec walkway beds, removed the low timber wall on the east side of the South Pool building, and replaced it with a concrete block wall. He also trimmed tree branches near the North Rec and Tract C playgrounds.

Nancy Bauer made an announcement that she will be retiring once the Board has found a replacement for her position. The Board thanked her for her 18 years commitment to our neighborhood and for keeping our neighborhood looking beautiful. Nancy will provide a job description to advertise in the Herald and elsewhere.

Homeowner Comments:

Nick LeMasters attended the meeting to further discuss their recent Covenant Violation and Appeal. He provided additional history in support of his appeal, which was later discussed by the Board.

Steve Mahedy had more questions and suggestions regarding Flock cameras. Steve did a thorough review of the contract and offered to participate on a committee to help determine if the Board should decide to renew the contract next year. The Board will decide at the November meeting if the Flock contract will be considered for renewal, after legal consultation as to the HOA's liability. If it is to be considered, a committee to fully research the pros and cons will be formed.

Spencer Sachen also attended the meeting to bring his concern about the number of speeding vehicles using S Pontiac Way as a drive through by a high number of vehicles. Unfortunately, traffic concerns must be remediated through City of Centennial. A Herald article will also be created to ask residents to slow down through this stretch of very busy road.

Financial Report:

Treasurer Steve Bell presented the Board with a spreadsheet showing the reserve fence funding and savings account for future maintenance and rebuilding. Steve has updated the 2017 Reserve Study to reflect which elements have been replaced, their expected useful life, projected replacement year, and cost. All manager budget reports for 2027 will be discussed in the coming weeks.

Business:

Sherelle confirmed all fence and 2026 Dues payments were now paid up to date.

Old Business:

The Board proposed a budget of $5,000 towards the Swim Team Manager position – this will be reviewed when 2027 Budgets are discussed.

New Business:

No new business

Adjournment & Next Meeting

The meeting adjourned at 7:56pm.

The next regular Board Meeting will be held Wednesday, November 11 at 5:30pm at the Business Office.

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