



OAK MEADOWS HOMEOWNERS ASSOCIATION

THURSDAY, AUGUST 14, 2025 5:30 P.M.

VIA ZOOM

1. **Call to Order** The Meeting was called to order by Katarina Bohlin at 5:36 pm.
 2. **Verification of a Quorum** A quorum was present. From the Board Ken Neubecker, Lauren McCormick, Tracy Steinfeld, Josh Taylor, and Tisha Neuman were present. Also present was Katarina Bohlin with IMM.
 3. **Homeowners Open Forum** It was recommended to have a fire and evacuation plan in place just to be safe.
 4. **Approval of Prior Meeting Minutes (05/14/25 & 7/24/25):** Ken motioned to approve the Meeting Minutes from 5/14 and 7/24, seconded by Tisha, all were in Favor.
 5. **Financials** Katarina Bohlin reviewed the financials. As of June 30th, 2025, there was \$56,360.92 in the Operating account, \$236,870.74 and \$86,1270.24 in the Reserve accounts, with a total cash amount of \$379,501.90. The Reserve accounts are categorized into four different categories: Filing 4 Townhomes, Filing 4 General, Filing 3, and Storage.
 6. **Discussion and Action Items:**
 - a. **Road Bids** Tisha motioned to approve American Asphalt's and Kauffman's bids, seconded by Lauren, all were in favor. IMM will have American Asphalt add the additional streets to the bid and get both scheduled.
 - b. **Wildfire Mitigation Bids** Ken motioned to approve Earthwise's bid, seconded by Josh, all were in favor. IMM will get on schedule.
 7. **Schedule Next Board Meeting** The next scheduled Board Meeting will be Thursday, September 19th, at 5:30pm.
 8. **Adjourn** at 6:32 pm.
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Executed by Integrated Mountain Management on behalf of the Oak Meadows Board of Directors.

Katarina Bohlin

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