

in this issue >>>

August Meeting Minutes

Staying HOA Compliant

Pool & Fall Activities Update

Neighborhood Trash Information

Your HOA Needs YOU!



First Hyland Greens Monthly Newsletter

September 2021

Your Hyland Greens Board

Pam Moores, President, 2021

president@hylandgreens.com

Open Seat, Vice President,

vp@hylandgreens.com

Valerie Westmark, Secretary, 2021

secretary@hylandgreens.com

Tyler Urruty, Treasurer, 2022

Treasurer@hylandgreens.com

Allan Meers, Pools Chair, 2023

Kathleen Dodaro, Greenbelts Chair, 2021

Kevin Murphy, ACC Chair, 2023

Linda Mollard, Activities/Social Chair, 2021

Chuck Smith, 2022

Sandy Owens, 2022

Shirley Wade-Hayhurst, 2022

Johanna Zablocki, 2023

Brittany Barnett, 2023

September HOA Meeting

Please join us for our next First Hyland Greens Homeowner's Association Board Meeting to be held in person at the MSI offices, address below, and via Zoom link on:

Tuesday September 21st from 7:00 PM to 9:00 PM

Please watch your Email for an update with the Zoom link invitation. Be sure and sign up, www.hylandgreens.org, and subscribe, to not miss any news!



First Hyland Greens Managed by:

MSI, LLC

11002 Benton St.

Westminster, CO 80020-3200

303-420-4433

Community Manager:

Mark Becker

amccoy@msiho.com

720-974-4134

WASTE CONNECTIONS TRASH AND RECYCLE

Waste Connections is the contracted garbage hauler for Hyland Greens again this year, renewing a 3 - year contract. Approximately 83% of homeowners take advantage of the fantastic negotiated rate for the neighborhood. In December we will begin a new contract year and allow homeowners not currently using the service to sign up. More information will be presented at the annual meeting.

Waste Connections has agreed to the **\$11.80** cost per month for one large trash can weekly, and includes recycling as part of their service, picking up every other week. We have yet to find a better deal on trash collection from the other companies in the area. Each year we see more homeowners sign up at the annual renewal as they appreciate the price and the quality customer service provided by the crew assigned to our neighborhood. They are great at taking extra recycle and bags of leaves and other lawn trash when necessary.

To participate in the neighborhood trash program if currently utilizing another provider, you can enroll in November and start service in December. We are only allowed a once/year enrollment period, except for new homeowners, to maintain our cost and the bookkeeping. The fee for the year is due December 1. If you have questions about this service, please email President@hylandgreens.com

Please remember that trashcans, even those that hold recycle, are not to be visible from the street. They can be placed on the street the night before (after dark) for pick up the next day, but then must be removed from the street the day of pick up.



I will sell your home for 4.5%!

Tammy Galloway

720-934-2532

I have owned a home in Hyland Greens for over 25 years!



15052 Josephine

\$630,000 SOLD

Hyland Greens



11873 E 111th Ave

\$402,900 SOLD

12603 Tamarac St

New Build SOLD \$448,304



**Gate N Green
Broomfield**

**The Highlands
Commercial/Residential**



**I Love Hyland Greens!
Call me today for a Free
Market Analysis!**



1499 W 120th Ave #110 Denver CO

Office 720-602-4211

Www.GallowayRealty.net

winner1726@msn.com

Based on info from REcolorado Inc for the period 2/2021-7/9/2021. This representation is based in whole or in part on contents supplied by REcolorado Inc. REcolorado Inc does not guarantee, nor is it in any way responsible for its accuracy. Content maintained by REcolorado Inc may not reflect all real estate activity in the market.

Food Trucks are Back 5:30-7:00 at Hampshire Park! Be Sure Not to Miss the Final Night of the Season!

September 9th – Taste of Texas BBQ, Amore Pizza, Rats Woodshack BBQ, Go

Green Gourmet, Brian's LIQ-CRÈME Alcohol Infused Ice Cream & Waffle Cakes



A Reminder to all Residents....

No Camper, Trailer, RV, Boat, Motorhome, etc. parking allowed in driveways, yards or on the streets. A 72 hour grace period is granted to Homeowners to load & unload only.

We encourage you to follow this Rule to avoid any possible violations. See Section 15 of the Rules & Regulations on the website.

Please see more information in this Newsletter.



Join Us For the 9th Annual Swim-With-Your-Dog AKA our Dog-A-Poolloza

Our 9th Annual Event is at the Big Pool on Yates on the last day of our Pool Season, September 12th from 2-6 PM. People are able to introduce their dogs to swimming, and even swim and play with them. The smaller and water-shy canines can even splash around the 1-foot deep water pool. See you then!

Also note the Small Pool will close on Monday, Labor Day.



A Note From Our Activities Chair

Beans and Booze - We regret announcing that we will not be holding Beans and Booze again this year. Since we have no idea what will happen now that the kids are back in school with regard to the Delta Variant, we want to be safe. As soon as it is safe, we intend to bring it back in a big way. If all is well we might be able to do it in May.

Fall Garage Sale – The Board decided at the August Meeting to not sponsor the Fall Garage Sale this year, due to the same reasons as above.

If anyone has some good ideas, we would like to hear them. We are always on the lookout for cheap indoor space to try something in the winter. Please send your ideas or suggestions to hylandgreeshoa@gmail.com.

VOLUNTEER NEEDED

Your neighborhood needs you! The Hyland Greens Board is in need of someone to manage our existing website, hylandgreens.org. This position shouldn't take more than an hour a month. Each month the Newsletter has to be added, any Dates to Remember might need to be updated on the calendar, pictures could be added, & any other changes that need to be made. We are also open to suggestions to improve the site & its communications with our Homeowners. Please take a look at the site and send a note of your interest to hylandgreeshoa@gmail.com



THANKS FOR COMING



5121 W 98th Avenue
WESTMINSTER, CO 80031



3,356 **ft²**

I HOPE YOU ENJOYED THE FOOD TRUCK!

Spacious two-story home with 4 bedrooms upstairs with mountain views and views of just one of the Neighborhood's Community Pools. The main floor welcomes you home with a private study with French Doors, living room and large dining room. You will love the updated Gourmet kitchen, stainless appliances open to the family room. There are newer windows, making the comfort level for this home outstanding. Newer roof that does have a transferable warranty to the Buyer. Main floor laundry room off of the oversized garage. Newer AC, one year home warranty to the Buyer is included. The basement is open, partially finished, and ready for numerous options.



VALERIE SKORKA WESTMARK,
Your Hyland Greens Neighbor
SSTAR, ABR, MRP
(303) 456-2123
(303) 981-0950
valeriewestmark@gmail.com



YOUR COVENANTS – AND RULES TOO!

By Dave Glabe

Welcome to this inaugural column that talks all about the exciting subject of your covenants, rules, policies and regulations. I was asked to write about the subject by your HOA board, and I accepted the assignment. The purpose of these articles is to explain the documents that govern the operation of your community, Hyland Greens. This may be a refresher for you, particularly if you memorized them when you purchased your house. This first article addresses the general organization of the Homeowners Association (HOA).

To begin, the developer of our community was Celebrity Homes which established Hyland Greens subdivision in 1973. At that time, Celebrity Homes filed a Declaration of Covenants, Conditions and Restrictions for the purpose of establishing the ground rules for the neighborhood. This declaration, and the ensuing documents that were developed based on the founding document are what you and I know as the covenants. That's right----the covenants! Frankly, the covenants have gotten a bad rap over the years and that is unfortunate for several reasons, the primary reason being that the covenants, rules and policies protect and enhance your property values. The covenants apply to the property, which means that when you bought your home and you were made aware of the covenants (and hopefully given a copy) by purchasing your home here in Hyland Greens, you agreed to comply with them.

The intent of the covenants and other documents never were that these documents would be onerous or intended to make life difficult for you, the homeowner. On the contrary, the whole concept of covenants and rules to live by is to ensure that our neighborhood is a desirable one, inclusive of all owners, and most important, are reasonable. And reasonable, they are. If you plan on painting your house, for example, and are aware of the color guidelines before deciding on a color and buying the paint, there will be no issues. However, if you want to put an outhouse in your backyard, I'm sure that you will hear not only from the architectural review committee, but also your neighbors and the City of Westminster. The HOA has elected officials who are your neighbors. Each November there is a Homeowners Meeting where you can extend your thanks to the volunteers who are the officers of the board, and also vote for the nominees of your choice. You also can voice your concerns at the meeting. During the year there are monthly board meetings that are open to all Hyland Greens Homeowners. Come to the meeting and see what's happening. Since the laws and regulations regulating all homeowner associations continue to grow in number and complexity, it was decided a number of years ago to hire a professional management company to assist the board in complying with all the state and local laws. Our board dictates what the management company's obligations and responsibilities are. Obviously, the board also relies on the expertise the management company has in making important legal decisions that affect you and me. In other words, there is a lot of effort occurring behind the scenes that make this neighborhood as pleasant and desirable as it is.

Next month I'll start discussing what the difference is between the covenants, policies and regulations. None of these documents are secret; they are available on the website. Log in and you will find them, logically, under documents.

TALKING REAL ESTATE



**BERKSHIRE
HATHAWAY**

HomeServices

Innovative Real Estate

SEPTEMBER 2021



Envision Home Team

Eric and Beth Ann Mott, Wendy Atkinson,
Kent Davis and Gina Bradshaw

720-600-2375

info@envisionhometeam.com

www.envisionhometeam.com

Envision Home Team offers resources and skills that assist you every step of the way during the process with communication, negotiation and the latest technology. Our knowledge of the industry positions you for a successful transaction.

FINANCIAL ADVICE



VACATION HOME SALES SKYROCKET

The pandemic caused many people to try to grab more enjoyment from life, as evidenced by the latest vacation home counties report from the National Association of REALTORS® (NAR). In 2020, vacation home sales rose by 16.4%, outpacing the overall growth in existing-home sales of 5.6%, and in 2021, vacation home sales increased 57.2% year-over-year compared to the 20% year-over-year growth in total existing-home sales. Median existing-home sale prices in vacation counties, those areas where at least 20% of homes are purchased for seasonal, occasional or recreational use, increased 14.2% compared to 10.1% in non-vacation home counties.

What's driving the trend? Many workers are able to work from home and think why not telecommute and retire to paradise? If you're planning to buy a vacation home, consider the following:

1. Can you carry mortgage payments, property taxes, utilities, etc. for two homes?
2. Do you plan to use the home exclusively or rent it out part of the time?
3. How often will you be able to use your vacation home?
4. Will you take care of the property or hire a property manager?
5. What are your long-range goals and exit plan for your second home?

Wherever you are planning to go we can connect you with a well qualified agent. Please reach out if you have questions.

WILL YOU BE PREPARED

when it matters most?

Wednesday, September 29th

Hybrid Event

In-Person or via Zoom

The Ranch Country Club

11887 Tejon Street

Westminster, CO 80234

6:30pm

Check in, Cocktails,
Light Appetizers and
Dessert Selections

7:00-8:00pm

Presentation: Melissa Dalla, Attorney

RSVP:

info@envisionhometeam.com

720-600-2375

BERKSHIRE
HATHAWAY
ENVISSION
Innovative Real Estate



- Are you wondering if you should have an estate plan?
- Do you already have an estate plan or trust and want to know if you need more or if what you have is sufficient?
- Do you have questions about estate planning?

JOIN US ON WED. SEPT. 29TH TO START PLANNING!

Beth Ann Mott REALTOR
Eric Mott REALTOR
Wendy Atkinson REALTOR
Gina Bradshaw REALTOR
Kent Davis REALTOR



EnvisionHomeTeam.com



2020 FIVE STAR REAL ESTATE AGENTS 10 YEARS IN A ROW BY NAR, MAY 2021

Care Guide

Signature Stone Privacy Fence

- Keep landscaping pressure away from the fence. The bottom panels already have the most weight on them. Additional pressure may cause cracking/breaking. I.e., Do not use fence as a retaining wall.
- Do not let plants, particularly vines, grow on or near the fencing. They can grow through the panels causing separations and breakages.
- Do not hang heavy items from the fence, this could cause cracking/breaking in the panels.
- Do not drill into the fence. This can cause cracking and allow the introduction of moisture in the interior of the product which can lead to cracking and rusting.
- Do not tie trees or anchor anything to the fence posts. This can cause leaning in the posts over time.
- If the fence needs to be cleaned, a garden hose or power washer used at a reasonable distance are the preferred methods. A concrete cleaner with a mildly abrasive scrubber can be used to remove tough stains.
- Do not use harsh chemicals to clean the fence, as this may alter the coloration.
- Failure to comply with these guidelines may result in the forfeit of the warranty provided by Signature Stone.



STUNNING PANORAMIC VIEWS

\$495,000

10 Holmes Gulch, Bailey, CO 80421

Square Feet: 200 | Listing ID: 2627107 | 50 acres

Stunning, panoramic views accompanied by total privacy, remoteness. 50 acre parcel located just outside of Bailey, gated, private and completely unmatched. Road clearing has been completed along with other tree and landscape clean-up. Driveways are in, 4 wheel drive is needed. This property borders National Forest on three sides. A Camper's Cabin, all well done, in place and ready to offer you many camping, hunting and enjoyment options. Cabin, approximately 200 square feet, features vaulted ceilings, a sleeping loft, solar power, water system/storage for outdoor shower, propane heat, composting outhouse, deck with amazing views. Under the cabin/deck storage large enough for a UTV. The property is accessed across private, gated ranch land, the Ranch has a conservation easement overlay. All showings must be verified and approved. If you are looking for a true taste of Colorado, seclusion, views, wildlife, privacy, prestige and easy Denver access, this one is for you! Owner carry terms are available, call me for the details. GPS 39.38581 -105.39361 This property cannot be subdivided per the Ranch agreement. This property is perfect for someone wanting the freedom to explore, hunt, ride ATV's, mountain bike, hike and camp. Explore the options of a possible Airbnb set up for a truly unique Colorado experience.

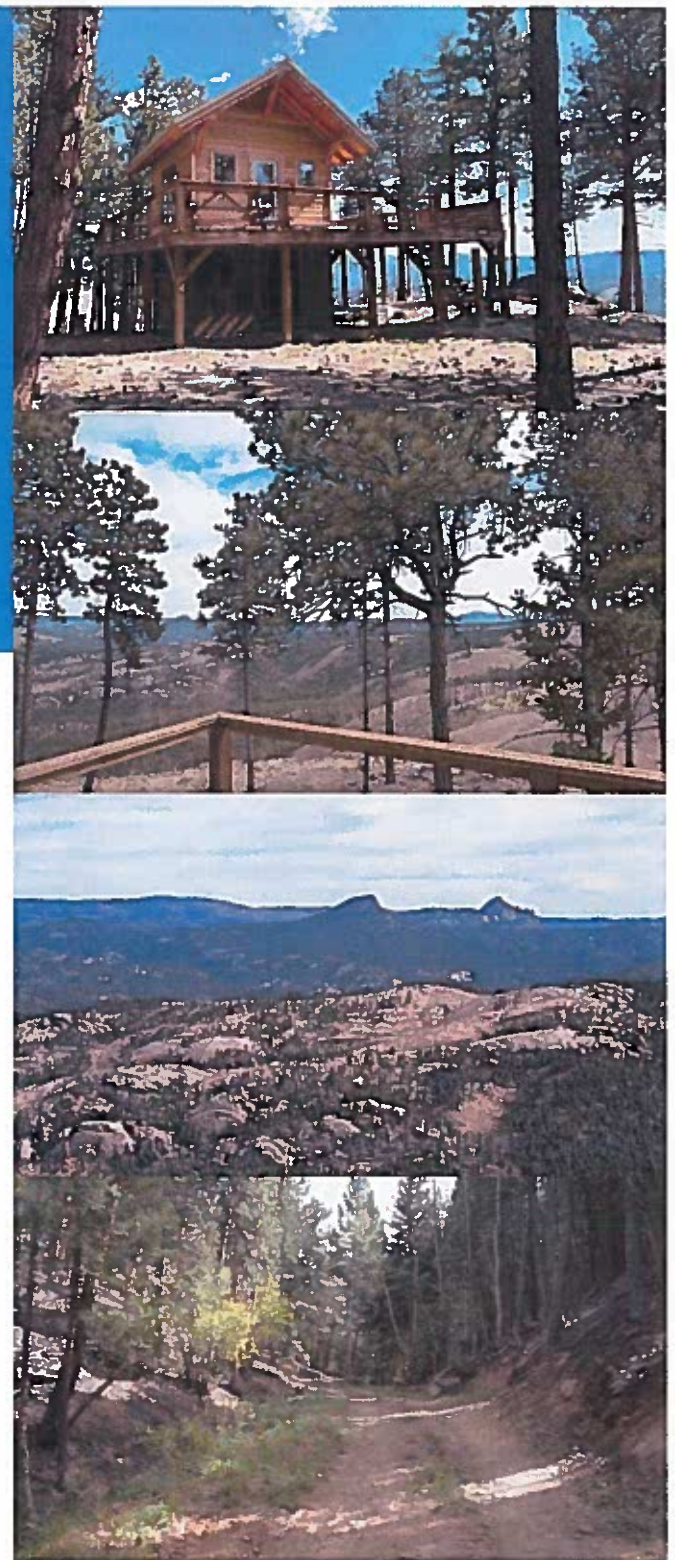


VALERIE SKORKA WESTMARK,
Your Hyland Greens Neighbor

5STAR, ABR, MRP
(303) 981-0950
(303) 456-2123
valeriewestmark@gmail.com

RE/MAX ALLIANCE

5440 Ward Rd Ste 110, Arvada, CO 80002
(303) 420-5352



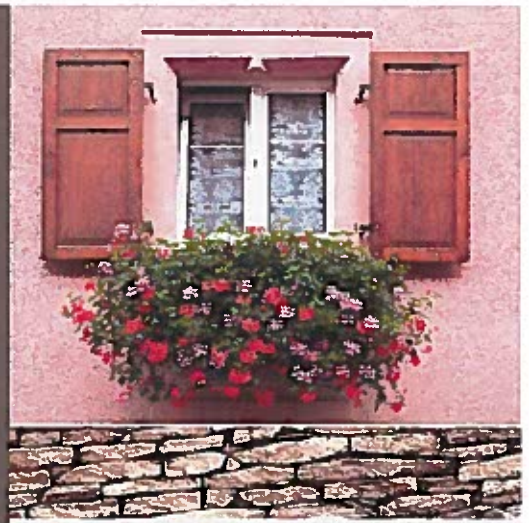
finalthoughts...

A Reminder to Residents to be HOA Compliant:

ANY projects that you want to complete on the outside of your home MUST be approved by the Architectural Control Committee to ensure compliance with our Rules and Regulations. Please keep in mind there is an approved roof list for all roofing projects. Request forms are online on our website, Hylandgreens.org. The forms are also available from MSI. The forms, once completed, need to be submitted to MSI. NOTE, there are consequences to not having your project approved.

EXAMPLES: New roof, fence repair or replacement, any landscaping, driveway repair or replacement, deck repair or replacement, all exterior painting, any door or window replacement, solar systems, swamp coolers, etc. Please refer to the Rules and Regulations for all items.

Please call Lewis Moses at MSI with any questions. MSI's contact information is on page one of this newsletter.



In The Next Issue

September Meeting Minutes

Upcoming Fall Activities

Annual HOA Meeting Information

Hyland Greens residents age 18 & under can offer their services to Hyland Green Homeowners. The community is in need of weed control & lawn maintenance. To submit additions or changes please email valeriewestmark@gmail.com using the subject line "Helping Hand". Send all advertisement requests to Kbeyer@msihoa.com to be forwarded to the Secretary. We would love to support the community!

Name	Age	Phone	Comments
Ben Schwartz	16	303-905-6979	Pet/house sitting, dog walking, lawn & snow shoveling. Neighborhood references available.
Layla Teague	16	303-549-9849	Babysitting, pet care, snow removal.
Elijah Huang	13	303-921-6770	Pet sitting, house sitting, snow removal, lawn mowing. Neighborhood references available.
Anthony Cobb	15	720-380-5651	Pet sitting, dog walking, lawn mowing & snow removal.
Edith Lindberg	12	303-718-9869	Pet/house sitting, babysitting, Mother's helper, dog walking & weeding.
Eliot Lindberg	14	303-718-9869	Bicycle Tune-Ups

Due to the current circumstances, all community events are subject to change as we adhere to up to date County guidelines. Please refer to the August Meeting Minutes for more information and watch your email for updates – FHG Board



September 2021 Hyland Greens Update

Monday September 6th – Labor Day & Small Pool Closes

Thursday September 9th – Food Trucks Hampshire Park

Saturday September 11th – Patriot Day

Sunday September 12th - Dog-A-Palooza & Big Pool Closes

Wednesday September 22nd – First Day of Fall

FIRST HYLAND GREENS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES

August 17, 2021

CALL TO ORDER:

The meeting was called to order at 7:02 PM, by Matt Brozovich, President. Board Members in attendance were Matt Brozovich, Pam Moores, Valerie Westmark, Kathleen Dodaro, Kevin Murphy, Allan Meers, Chuck Smith, Sandy Owens, Shirley Wade-Haywurst, Linda Mollard and Brittany Barnett. Board Members Absent were Tyler Urruty and Johanna Zablocki. Mark Becker from MSI was present.

Introduction of Guests; Dave Glabe, David Carahasen, Denise Spellman, Doris Mooney, Mike Kelly, Gloria Fisher and others that names were not clear on the Zoom link screen of the attendees.

OPEN FORUM:

- 4688 Hyland Greens Place – It was discussed that the City cannot make the owner move any faster on their permit. The owner must do something every 30 days, and it appears something is being done at least every 30 days. Code Enforcement has fined the owner, it appears there is nothing else Code Enforcement can do at this time.
- 10121 Yates Court – It was discussed that it is of Public Record that the Homeowner is suing the City. As an HOA it appears there is nothing the Homeowner's Association can do about this property the way that the covenants are written.
- There were several Homeowners that were in attendance expressing their concerns over the decline of the condition of the properties in the Community. The complaints were mostly about Homeowners ignoring regulations about trash cans, weeds, branches hanging over sidewalks, landscape maintenance and RV/trailer parking extending the allowed limits. Dave Glabe volunteered to help with the new Rules and Regulations committee and would like to volunteer to help with community compliance. It was decided by the Board that Dave Glabe can help the Board, not as an official Board Member, but as a Volunteer to help with a neighborhood watch for Homeowners not meeting compliance. The Management Company will be completing drive inspections of the community on Fridays. The Board and Homeowners were encouraged to submit photos of problems they see in the community. Linda suggested a Covenant Corner be written for the Newsletter to remind Homeowners what the current concerns are for the community.
- Discussion was had that a write up for the Newsletter will be ongoing reminding Homeowners that back to the new fence that there is a warranty for the fence and the warranty will be voided if anything is drilled, nailed or attached to the new fence.

- A lot of discussion from Homeowners at the meeting about rentals in the community. Per the Covenants rentals are allowed, but what is not allowed is the renting to several non-related parties. In other words, single rooms cannot be rented, parties renting a property in the Community must be related. Discussion was had to report rentals that are not abiding by this Covenant Rule. There was also discussion that this will be addressed in the New Covenants on how to best enforce this rule.
- A Homeowner expressed concern over the way the ACC Committee was handling requests. Kevin responded that changes have been made with the ACC Committee and that Homeowners will see a change in the way the ACC committee is being run.
- A Homeowner expressed concern over an abandoned house on 101st Circle. The Homeowner is frustrated that the rules are not being enforced. The Board responded that they have a list of current violations that will be discussed in Executive Session. Currently a warning letter is given and then the Homeowner is given a time period to comply before a fine is issued.

APPROVAL OF PREVIOUS MEETING MINUTES:

- Matt made a motion to approve the July 2021 Meeting Minutes and Pam second the motion. The July 2021 Minutes were approved with all Board members voting to approve.

BOARD BUSINESS:

- Discussion was had regarding that if a new management company was hired, managing of the Hyland Greens website might be included in their contract.
- Discussion was had that the Secretary is to add in the next Newsletter that the Board is looking for help from a Homeowner to help with the current Hyland Greens website and Facebook page. It was also discussed that Board Members terms need to be updated on the website; the Newsletter is correct.
- Rules and Regulations Draft Committee, the committee to oversee the rewriting of the new Rules and Regulations was reviewed. This committee is made up of Kathleen Dodaro, Pam Moores, Chuck Smith and Volunteer Dave Glabe. The committee is being asked to have the Draft Update by the Annual Meeting in November.
- The date and location for the Annual Meeting in November will be discussed at the next Board Meeting.
- Discussion was had that a Board Member can be removed from the Board if they miss three consecutive Board Meetings.
- Tennis Court repair will be discussed next month.
- The New Covenants are in Draft. It is possible they could be sent out to the Homeowners along with Notice of the Annual Meeting in one mailing. Board Members will be sent an Email of the Covenant Draft.
- The new fence is mostly completed, construction debris is being cleaned up. There will be one more final walk through and then the final invoice will be paid. The rock wall on 104th is being addressed.

Secretary Report

- Content is due for the September Newsletter on or before August 26th. Discussion was had to continue a reminder in the September Newsletter to Homeowners about landscaping, RV, camper and trailer parking, the trash company, exterior fence maintenance and an update of current Board Members and Positions. Shirley asked Valerie to run the documents she provided about the fence again in the September newsletter.

Treasurers Report

- It was discussed that financials would be reviewed at the next Board Meeting. Also, a report of the recent Budget Meetings will be reviewed at the next meeting. There was also discussion on the fence cost, approximately \$780,000. A lot of hand digging had to be done during this project that was unknown in the beginning of the project, due to the cable lines, and this added cost to the project. Overall, the Board agreed that the community did well on the fence budget.

Manager Report

- A Violations Report has been distributed to the Board and will be discussed in Executive Session. Most of the Violations are dry lawns, weeds, trash cans and dead trees.

Architectural Control Committee Report

- Kevin Murphey, the ACC Chair, announced that Jim Gilmer has resigned. Also, Jon Gebbia has sold his house and is no longer a member of the Board. The Homeowner Volunteers on the ACC Committee are Chris Traynor and Jon Westmark. Kevin states that the Committee is getting reorganized and ready to serve the Community. Discussion was had that there were problems with the last Community Manager with MSI. Kevin is working on the ACC Software with MSI. It was mentioned that there a lot of roof replacement requests at this time. Also, at this point in the meeting, Linda made a reminder that all Volunteers that are not Board Members, need to be recognized every year in the January newsletter.

Greenbelts Committee

- Kathleen reported that things are slowing down and getting back to normal in the Community. Old electrical boxes were removed at the entrance at 98th Avenue and things were cleaned up. Kathleen reminded the fence company to not drive over the sprinkler systems as this caused a lot of damage. The Greenbelt Committee has found a weed killer that is safe for the water to use in the canal, to eliminate any further problems with weeds. A trail area was completed, and the product worked well. The chemical will be put in the canal from Hampshire Park to the Tot Lot. The landscape company will be cleaning out the dead weeds to keep a handle on the cattails and weeds in the canal.
- Discussion was had as to how to decrease water usage in the Community. This discussion will continue next month.

- Kathleen received a note from Kurt and Roxy Ronsen personally thanking Matt for his work with the Golf Course on the canal. The Homeowner may want to move forward with legal action against the Golf Course. Discussion was had that any legal action will not be a good idea for the HOA, as this breaks down our relationship and communication with the Golf Course. Matt expressed that the HOA cannot endorse or get involved in the Homeowners decision. Matt stated caution should be used as any head way gained, would likely go away with a lawsuit.
- The maintenance company will be doing a final check of all sprinkler systems when the fence is fully completed before the sprinklers get shut down for the Fall, to insure they are in good working condition.

Pools Committee

- Allan stated that the pools are on Back to School hours. The Small Pool did close during the week as of August 16th. The Small Pool is only open on the weekends moving forward. The Small Pool will close the Monday of Labor Day and the Big Pool will close on Sunday September 12th.
- Allan stated that the swim lessons were a success this summer. The Big Pool and Small Pool both experienced lower gas usage this year. Allan attributes this to the new boilers, a good investment and possibly an indication of a hot summer.
- Discussion was had that at times there is no attendant at the pools and Residents are asked to sign in on their own. Discussion was had regarding lifeguards vs. gate guards at the pool and if this will be an option moving forward for next year. There was only one incident this year of a kid in trouble at the pool. The new diving board is on order and will be up next year. Allan gave stats for both pools that attendance is up this year over years past.
- The dog swim this year will be on Sunday September 12th from 2 to 6 PM. It is the 8th annual, and Allan will provide a write up for the newsletter.

Activities Committee

- Linda has been appointed to the Activities Chair to serve as communication to the Board for the Volunteers working on the Activities Committee. Discussion was had that Beans and Booze may not happen this year, due to the timing and the current situation with the County guidelines that could be changing by the end of September/October. Alan also reminded the Board that the Big Pool closes on September 12th and the bathrooms need to be open to have an event, the bathrooms will be winterized.
- Discussion was had about the upcoming Summer Bash. Sprinklers will be turned off, the Small Pool will close around 3:30, Kokopelli will be in the parking lot along with the ice cream vendor. The ice cream vendor is providing the alcohol infused ice cream and ice cream sandwiches for the kids. Sandy has the decorations in place and ready to go.
- Discussion was had that there will be no Fall Community Garage Sale due to the County guidelines possibly changing.

- Kevin discussed that he would like to see the Christmas Lights Contest take place again this year as it is something that can be planned in case guidelines changed. Everyone agreed the Community reacted to this very well last Christmas.
- A Halloween Decorating Contest was discussed as an idea for the Activities Volunteer to consider. An update will be placed in the September Newsletter.

Communication and Tech Committee

- It was discussed that there are 700 email addresses for the Community and 622 are Active. Discussion was had about the 2 websites and updating is needed to the Hylandgreens.org site regarding HOA documents, meeting minutes, etc.

Executive Session

Matt announced after Executive Session that he is resigning from the Board and tonight will be his last Board Meeting. Pam was announced as the new President.

Next Board Meeting Date and Time

September 21, 2021, at 7:00 PM

Adjourn

Meeting adjourned at 9:49 PM.