

COUNTRYSIDE HEIGHTS HOMEOWNER'S ASSOCIATION
BOARD OF DIRECTOR'S MEETING MINTUES
Thursday January 22, 2026 @ 6:00 pm
Via Zoom

CALL TO ORDER: Meeting was called to order at 6:03 pm.

Dawn Bennett, President
Dan Thelen, Director

Algurie Wilson, Vice President
Holly King, CCCA, Manager

Jim Miller, Treasurer

OFFICER/DIRECTORS:

Dawn Bennett motioned For Jim Miller, President, Dan Thelen Vice President & Dawn Bennett to be Treasurer/Secretary, Jim Miller seconded the motion, motion carried unanimously.

Dan Thelen, Jim Miller & the open position to be 1 year terms, Dawn Bennett & Algurie Wilson to be 2 year terms.

APPROVAL OF MINUTES: Thursday December 18, 2025.

Dawn Bennett motioned to approve the minutes for December 18, 2025, as submitted, Jim Miller seconded the motion, motion carried unanimously.

MEMBER COMMENTS: Limit to 3 minutes.

- None.

TREASURER REPORT: December 2025

Operating Balance: \$8,228.24
Reserve Balance: \$43,834.98
Expenses: \$8,304.78
Net Income: -\$3,266.42

Delinquencies: \$5,288.66
Prepaid Balance: \$4,130.71
Revenue: \$5,038.36

MANAGEMENT REPORT:

- ✓ No new homeowner in December.
- ✓ Late notices for past due accounts sent on 1/8/26.
- ✓ January enforcement inspection was performed on 1/15/26.

ARC REQUESTS:

- Lot#112, Library Box, ARC approved with conditions.
- Lot#10, Driveway & Walkway, ARC approved.

UNFINISHED BUSINESS:

- a. **ARC Paint Colors:** Tabled.
- b. **Towing Bid:** Tabled.

NEW BUSINESS:

- a. **Bulk Pickup:** February & July bulk pickups were scheduled, community email sent 1/21.
- b. **Community Updates & Concerns:** No Discussion.

SET DATE FOR NEXT MEETING

Thursday March 26, 2026, at 6:00 pm.
Via Zoom.

ADJOURMENT: 6:32 pm

Submitted by Holly King,
Community Manager, CCCA