

**CHATFIELD EAST PROPERTY OWNERS ASSOCIATION**  
**GENERAL BOARD MEETING**  
**8/16/23 at 6:00 PM**

**AGENDA**

- 1) CALL TO ORDER
- 2) ESTABLISH QUORUM
  - a) Board Members present (3 constitute a quorum):
- 3) CONSENT AGENDA
  - a) **MOTION** to approve minutes from previous Board Meeting(s)
- 4) COMMITTEE REPORT - NA
- 5) ACKNOWLEDGEMENT OF ACTIONS OUTSIDE OF MEETINGS
- 6) UNFINISHED BUSINESS
  - a) Treasurer's Report
    - i) **MOTION** to remove deep-well account from our books.
  - b) Special Assessment
    - i) **MOTION** to approve special assessment to cover 2023 expenses.
  - c) Communications
  - d) Governing Documents – Covenant Restatement
  - e) Denver Well Augmentation Plan Modification
    - i) **REMINDER** to the 22 members listed in the Water Decree who want to continue using their Denver well to apply for a new well permit
  - f) Covenant Violation Litigation
  - g) CEPOA Record Review
  - h) Neighborhood Activities
  - i) Member Meeting
    - i) **ELECTION OF NEW BOARD MEMBERS** at November annual meeting, [Contact Us](#) if you want to be on the ballot
- 7) NEW BUSINESS
  - a) DCZR Amendment – Propose allowing Class 1 Home Occupation businesses to operate in a detached accessory structure
- 8) EXECUTIVE SESSION ANNOUNCEMENT (if needed)
- 9) OPEN FORUM/COMMUNITY COMMENTS regarding any topic
- 10) ADJOURN