

Minutes of the Board of Directors Meeting of  
Columbine East Homeowners Association, Inc.  
Wednesday, February 19, 2025

A letter of response was written to the homeowner communicating the results of the February 17 meeting of the HOA Board's decision to deny the request for a privacy screen/fence to shield a portion of the backyard/patio, citing review of Article IV, Section 11 addressing Fences. LeAnna and Julie attempted to deliver the letter in person to the homeowner. The homeowner was not home, but on ringing the doorbell they were recognized on the Ring camera and contacted by text from the homeowner. The homeowner asked them to go into the backyard to have a look at the planned area to be screened, which was marked by stakes and string. Following this on-site review, and additional discussion with the homeowner, Julie and LeAnna agreed that the purpose of the fence was compatible with the intent of the CC&Rs on Fencing (for the purpose of screening of personal property) as there was a variety of what was deemed personal property visible).

Patty also had a chance to talk with the homeowner. Given that Ken and Bill were out of town, photos were circulated via email and text and a second vote was taken by email resulting in a 3 to 2 vote in favor of approval of the fencing request.

**Action:** A letter will be forwarded to the homeowner noting the results of this secondary review and vote.