# Meeting of the Board Minutes

Minutes from January 20, 2026

HIGHLANDS RANCH
COMMUNITY ASSOCIATION

**Agenda item:** Call to Order **Presenter:** Monica Wasden

**Conclusions:**

The meeting was called to order at 7:32 p.m.

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**Agenda item:** Establishment of Quorum/Roll Call **Presenter:** Jim Allen

**Conclusions:**

A quorum was not established. Directors Monica Wasden and Jim Allen were present. Directors Todd Landgrave, Dan Brown, and Leo Stegman were excused.

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**Agenda item:** Proof of Notice of Meeting **Presenter:** Jim Allen

**Conclusions:**

Jim Allen confirmed the Proof of Notice of Meeting.

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**Agenda item:** Consent Agenda **Presenter:** Monica Wasden

**Action Items:**

- Approval of Board Meeting Minutes of Action from November 2025
- Approval of Finance Committee Minutes from October 2025
- Approval of Architectural Review Committee Minutes from November and December 2025

**Conclusions:**

A quorum was not met, and the Consent Agenda was not approved. Consent agenda items will be moved to the February 2026 Board of Directors meeting.

**Agenda item:** Member Forum **Presenter:** Members

**Discussions:**

None

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**Agenda item:** Director Comments **Presenter:** Board of Directors

**Discussions:**

None

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**Agenda item:** Committee Reports **Presenter:** N/A

**Discussions:**

Delegate Meeting:

Finance Committee:

**Conclusions:**

A quorum was not met. The November and December 2025 Finances were not presented. Finances will be presented at the February 2026 Board of Directors meeting.

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**Agenda item:** General Manager Report **Presenter:** Mike Bailey

**Discussions:**

General Manager Mike Bailey commented on the following:

- Thanked Cammie Ellis and Mark Gunther for their presentations.

Agenda item: Continued Business

**Discussions:**

None

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**Agenda item:** New Business

**Discussions:**

None

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**Agenda item:** Delegate Forum **Presenter:** Delegates

**Discussions:**

None

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**Agenda item::** Adjournment Monica Wasden

**Conclusions:**

The Board of Directors Meeting was adjourned at 7:34 p.m.

**Respectfully submitted,**

Jim Allen