

EXECUTIVE OFFICER COMMITTEE REPORT FOR 2025

The Committee met monthly in 2025. Meetings often started perusing the prior month's meeting Minutes to review action items needing attention. An agenda for the upcoming meeting was also prepared at that time. There was talk about Minute taking and how much information is actually required to present a concise report without including extraneous information. Ideas by various attorneys have recently emerged and were discussed. An "ideal" compromise is still being sought.

Each Vice President and the President are ex-officio members of each committee (although having two Vice-Presidents allowed for them to split the duty) and the EOC was updated on the activities/problems, etc. a committee might be encountering. Additionally, it was not unusual for a committee chair to attend an EOC meeting to discuss proposed motions requiring Board action.

Besides attending to the monthly Board business, members of the committee were involved in projects that would make jobs easier both currently and in the future, such as developing a DCCE project log to track project funding going forward and developing a section on the website to assist real estate professionals with how to access HOA disclosure information and how to locate property addresses within Dorado. The Financial Expenditure document was updated. A Records Retention document is close to being completed and will be shared with any sub-association that might be interested.

The committee met with our insurance agent to review current coverage and what coverage might be considered in the future. A new storage locker was secured. It is closer, air conditioned, and less expensive than the prior storage locker. An on-going attempt is being made to get prior Master documents as well as project equipment centrally located at this facility.

There remain projects that the EOC would like to see be implemented in the future. It is felt that a Reserve Study would be beneficial at some point. Occasionally, and unfortunately, a resident was attacked by a dog(s) owned by another Dorado resident. Additionally, there were unfriendly pet encounters with dogs owned by guests staying at the hotels next door. These encounters may lead to a pet policy statement being considered.

Finally, it is still hoped that an orientation can be developed to assist directors, both new and experienced, to learn of the importance and responsibilities involved in their role as a director and that it is so much more than attending a two-hour meeting once a month.

Sue Teaney, President

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