

Home Owners Association Meeting Minutes

August 12th, 2009

Mat Taylor, HOA Secretary

The meeting was called to order at 6:30 PM by President Dean Carpenter

Election of Board Officers

- President: Dean Carpenter
- Vice President: Randy Blondeau
- Treasurer: Margaret Hess
- Secretary: Mat Taylor

There were no guests at the meeting

Old Business

ITEM 1: Past meeting minutes – the minutes were reviewed and approved

ITEM 2: Tree health – the oaks' health will be checked by a tree specialist. Jeff will contact Rineholt Tree Care for recommendations.

ITEM 3: MANAGER'S REPORT (Sharon)

- Dues are up to date for the upcoming quarter (few exceptions)
- The shed request for 6833 Camelia Court were approved
- Vehicle complaint – 6903 Totara reported that a vehicle from 6907 was impeding the street-side parking
 - Trent will discuss the issue with the homeowners
 - Sharon has contacted 6907 but has not heard back
- Vehicle complaints – derelict vehicle 7791, 7786 and 7751 Nikau
 - Sharon will send a letter to the vehicle owner describing the HOA rules for non-running vehicles
- Mischief complaint – fireworks – the homeowner asked for the HOA to hire security – the HOA board will suggest calling the Sheriff's department
- Tree dispute – there was a dispute over ownership of a fence line tree and the accompanying fence – the HOA has no stake in the dispute and will communicate this to the involved parties

ITEM 4: MAINTENANCE REPORT (Jeff)

- The signs in the parks are in final process of being repainted – a color scheme was suggested and approved

- Discussion on the shared water system will happen later this year.

ITEM 5: OLD BUSINESS

- Niwot "LID" planning – still in process – alternative funding is being pursued by the County.
- The road improvement petition will be submitted next week by Taz
- Tri-HOA meeting – the meeting was successful and will be further explored at the "water summit"
- Shed equipment – the shed equipment will be put on Craig's List and sold – proceeds will go into the HOA coffers
- Project priorities – CPW improvements were discussed – each board member catalogued a priority list – the general idea was to improve the playground, fix the pump house and water system, get bids for the Totara and Miro chip/seal project, and improve mail boxes at a later date
- Sharon will arrange for the playground work to begin ASAP.

ITEM 6: NEW BUSINESS

- A new WebMaster is needed – Taz offered to help in the interim
- Weed control – it is decision time for the great debate on spraying for weeds, switching to organic, or continuing – this will be discussed in depth at the next meeting

ACTION ITEMS:

- Submit the Road Improvement Petition (Taz)
- Solicit bids for the Totara/Miro chip/seal (Jeff/Mat)
- Solicit bids for the pump house improvement (Jeff/Mat)
- Arrange for playground border work to commence (Sharon)
- Follow up on letter to 6907 regarding vehicle complaint (Sharon)
- Send letter to vehicle owners – derelict vehicles (Sharon)
- Send letter of non-interest to tree/fence owners (Sharon)
- Include "calling the cops" appeal in newsletter (Sharon)
- Send letter of approval for proposed shed (Sharon)

END OF MEETING MINUTES: mt

Approved October 12, 2009