

- Minutes approved as amended to clarify commercial use of parks by non-residents
- In future reports, Sharon will give more of a summary of dues info – nothing pending for lawyer needs, anyone struggling to pay dues should notify Sharon of distress and pay arrangements can be made – since the dues collection is on track, Sharon will transfer checking funds to savings for the time being – two homes for sale
- Homeowners' requests:
 - 6812 Camelia: pergola – Board approved
 - 7572 Nikau – paint change
 - 6823 Camelia – seeking approval of work already done, new paint, yard grading, grass, tree removal
 - Once again –homeowner's should show paint samples and basic drawings and descriptions of external changes before any change is made in order for the Board to consider approval of the work
- A rumor is circulating that “pop-ups” and additions of second floors is okay – it is not – Sharon will address this in the next newsletter
- An unapproved fence is being built on a property that was earlier issued a release at sale for limited encroachment into community property – Dean will speak to the owners and relay Board concerns
- Special Events:
 - The wine and cheese event was a great time, about 40 folks attended
 - The pot-luck social included many new residents, kids, great fun, and a great quote, “It feels like something special is happening here.”
 - Get ready to drag out your stuff – the all-CPW garage sale is 31 May
- Maintenance group (Jeff) is in cahoots with Rush Mgmt. for general maintenance; front yard veg gardens, well maintained, are fine with the board; the water system clock needs checking and Hummer has be contacted; shed painting is on target; Manila Park fence has been removed to be ready for replacement; Board approved replacement of dead tree in common area along Niwot Rd.
- Budget Committee meeting 14 May – Greene/Lally house to create budget using the Rush estimates
- Rules and Regs document approved as adjusted
- A mailing after this year's Annual Meeting will include: Rules & Regs, New Budget '08-'09, Dean's Prez letter, minutes of Annual Meeting '08, and Enforcement Policy and Procedures
- Policy Issues: Though we are 'grand-fathered,' we should check Colorado laws to make sure we are covered through our policies and that we have signed copies on file
- Dead Trees: some have been removed, some are waiting
- Jeff would like to make 2 Horseshoe Game Pits in Manila Park, west of the gazebo – Board approved
- Board volunteers or approved volunteers can jump at the chance to wrangle the tractor and mow the prairie-style parkland any time in between the hired-mowing dates – check with Jeff or Sharon
- At the next meeting, Carpenter House, 10 June, we will decide if we want to renew our subscription to the HOA Common Interest Magazine, buy a community brick for Whistle Stop Park dance floor, and other exciting items that appear on the agenda!