

Meadow Vale Farm Community Association

February 20, 2012 – Meeting Minutes

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**Board Members present:** Bob Reed, Greg Dyer, Cindy Stennette, Lisa Black & Mark Schroeder

**Absent:** Mike Stember

### 1. **Property Manager's Report**

- a. HOA fee income is under budget by \$1,411 mostly because past due accounts also include the domestic water billings. Expenses are over budget by \$6,963 slightly more than last month because of snow removal expenses this month.
- b. Delinquent accounts total \$4,524 with only two accounts over \$250.
- c. The HOA's current assets now total \$142,298 with \$102,355 of that committed to Reserves.

### 2. **Treasurer's Report**

- a. Nothing to report.

### 3. **Architectural/Landscape committee – Remember to apply 1<sup>st</sup> before undertaking projects.**

- a. Kelly and Brian Ormesher, 2060 JCK Place, submitted a request for additional fencing at the last meeting. That request was approved with guidelines via a letter from property management.

### 4. **Public Relations/Welcome Committee/Community Activities**

- a. Nothing new to report.

### 5. **Irrigation**

- a. Property management met with Gopher Excavation re: the condition of fire hydrants, cleaning silt from the pond, pulling the overflow ditch, and completing the valve repair near the pump house as the weather warms. Work has not progressed as weather has been unsuitable.
- b. Our contract with CoCal is being reviewed and will be renewed if at a similar cost as last year.

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<u>Board Member</u>	<u>Term Ends</u>	<u>Telephone #</u>	<u>Past Board Duties</u>
Greg Dyer	May-13	303-776-4770	Pres./Irrigation
Mark Schroeder	May-12	303-485-7128	Vice Pres./Architecture/Landscape
Cindy Stennette	May-13	303-485-5801	Sec./Architecture/Landscape/Irrigation
Mike Stember	May-14	303-485-6539	Treas./Irrigation/Welcome
Lisa Black	May-14	303-774-1439	Architecture/Landscape/ Welcome

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6. Old/Unfinished Business

- a. All items reported elsewhere in minutes.

7. New Business

- a. The HOA board is gathering information to share with the community re: the recent letter mailed to homeowners from 1280 Horizons, LLC re: mineral rights.
- b. The next HOA Board meeting is planned for Monday, March 19th at 7pm.



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