

# Meadow Vale Farm Community Association

## May 21, 2012 – Meeting Minutes

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**Board Members present:** Bob Reed, Greg Dyer, Cindy Stennette, Mike Stember, Lisa Black & Emily Stites

**Absent:** N/A

**Guests:** N/A

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

- a. Income is below budget by \$3,737.
- b. Past due accounts total \$1,335.
- c. Expenses are over budget by \$5,977 – with irrigation system expenses over by \$6,159 (so this will be recovered).
- d. The HOA's current assets now total \$142,988 with \$107,356 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. Nothing new to report.

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

- a. The Elms HOA has informed us they plan to do a community garage sale on June 1 and 2. They'll put up a small sign on the road. We're welcome to participate and combine our efforts.

### 5. **Irrigation**

- a. Gopher Excavation has completed work on irrigation issues. We are expecting invoice soon.

### 6. **Old/Unfinished Business**

- a. The annual meeting last week went well. Mark Schroeder finished his term and Emily Stites was elected to the HOA Board.

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<u>Board Member</u>	<u>Term Ends</u>	<u>Telephone #</u>	<u>Board Duties</u>
Greg Dyer	May-13	303-776-4770	Pres./Irrigation
Lisa Black	May-14	303-517-7707	V.P./Welcome/Architectural/Landscape
Cindy Stennette	May-13	303-485-5801	Sec./Architectural/Landscape
Mike Stember	May-14	303-485-6539	Treas./Irrigation
Emily Stites	May-15	303-485-6304	Welcome/Architectural/Landscape

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### 2. New Business

- a. A discussion was had at the annual meeting regarding street signs at the entrances into the community. At the following meeting the Board elected to install a reflective sign at the 2<sup>nd</sup> entrance (Meadow Vale Rd.) At this time we chose not to add a sign at the first entrance. It does already have a monument sign and the “Blue Mountain Road” designation may prove to be more confusing when that street does not connect at the top of the hill to the rest of Blue Mountain Rd.
- b. We will have Superior Asphalt tour the community in the next few months to assess the need for asphalt repairs this year.
- c. We have a report of lights out at the mail center and will address that this week.
- d. The next HOA Board meeting is planned for Monday, June 18<sup>th</sup>, at 7pm.

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