

Board Meeting Minutes March 15, 2007

Call to Order

The meeting was called to order by President Darlene Bentley at 6:30PM at the Academy Endeavour Elementary School. Those present were Larry Barnes, Betty DeJong, Herb Entemann, Elaine Shute. Rob Bleck, representative from Premier Management, was absent.

Approval of February Minutes

Motion to approve minutes was made by Larry Barnes and seconded by Betty DeJong.

Open Forum

Comments from homeowners in attendance included the patching of asphalt damaged by the water main break (Jim Bates).

Displeasure was also noted about the addition of the clips installed on the garages. Discussion included the unsightliness, and concern that anything attached would end up blowing around the neighborhood. The board assured those present that any information would be removed within 48 hours and the reason for the installation was to better communicate with the members of the association. Further discussion ensued about communication within the community.

Darlene also noted the change in meeting time to 6:30PM. The reason was because of conflicts with school programs.

Presidents Report

Darlene brought up the issue of a formal resolution adopting SB100. It was determined that the board officially adopted the legislation but did not do it in the form of a resolution. The issue was tabled in order to write a formal resolution adopting the state law.

Treasurers Report

Elaine indicated she was still trying to reconcile the financials. There was a discrepancy between the information reported by Fisher Canyon and Premier Management. She will continue to work with Rob Bleck to resolve the issue.

She is also working with Fred Draney on the reserves to determine the right allocation of funds for those accounts.

An extension was filed for our Income Tax Returns.

Management Report

No management report because Rob Bleck was not present.

Landscape Committee Report

Norm Shute, President of the Landscape Committee, reported that a walk through will take place on 3/23 with the landscape committee and Weisburg to determine the effect of the winter snow on our landscaping. They will come back with a recommendation to the board on how to handle dead plants, etc.

Norm also mentioned that homeowners are talking to Weisburg personnel about landscaping issues and they should bring that to the attention of the landscape committee or the Board. Landscaping personnel are kindly telling them they cannot what they ask and that they go through the proper channels.

There will also be testing on a better way manage the water downspouts. The issue is to have the water drain into the lawn and not the mulch. More to follow on this after some trials have been completed.

Parking Resolution

Darlene raised the issue of parking in the community and proposed the following resolution to the parking issue. Her proposal is as follows:

1. For those residents who have more than two cars the board would give a one (1) year permit for a third car. There would be not cost for the permit.
2. The car must be parked in an area that has more than 3 parking spaces and must display the permit so it is visible.
3. The homeowner must have the other two (2) cars parked in their garage.

Elaine moved that the above changes to parking become effective immediately. Larry seconded and the motion carried.

Unfinished Business

The water main break resolution continues. A meeting was held at Classic Homes with the board in attendance where Classic confirmed that they did not install the irrigation tab and that it was done by Colorado Springs Utilities. Premier Management and the board will talk with Colorado Springs Utilities to try and get compensation from them on the monies no recovered by the insurance company.

New Business

Betty proposed that a spring letter be posted on the bulletin board and the web site outling these changes.

Betty made a proposal regarding landscaping by the homeowners. She moved that the homeowner landscaping be continued effective immediately. They must abide by the existing guidelines and must be sure to get any new plantings approved by the landscaping committee before doing the planting. Elaine seconded the motion and the motion carried the board.

Norm Shute (president of the landscape committee) raised the issue of the "no pruning" signs the some homeowners currently display. Darlene then asked the landscaping committee to come with some way to allow the homeowner to do their own pruning and advising Weisburg to not do any pruning on their property.

Darlene discussed the fact that a portion of the wrought iron fence surrounding the property was broken and that a homeowner advised the board and it was repaired right away. She encouraged all homeowners to advise the management company or the board when these types of things happen so they can be corrected immediately.

Tom Damon came before the board (after writing a letter) to have the approval to install a gas fireplace on this lower level. Betty made the motion and Larry seconded with full board approval.

The board also approved the installation of a satellite dish for Magaret Smith to fall under the current guidelines for these installations.

Darlene also announced that the October Board meeting is being canceled because 3 of the board members will be out of the country, i.e. no quorum would be present.

Betty recognized Evelyn Mills for her hard work in the elementary school and the fact that she was given the "Volunteer of The Year" Award.

Adjournment

Larry moved and Elaine seconded to adjourn the meeting at 7:28PM. The next board meeting will be held on April 19th at the Academy Endeavour Elementary School.

Respectfully Submitted

Larry Barnes
Secretary