

**HAMPDEN HILLS AT AURORA HOMEOWNERS ASSOCIATION
BOARD MEETING MINUTES
TUESDAY, MAY 15, 2018 AT 7:00 P.M.
MISSION VIEJO LIBRARY - COMMUNITY ROOM
15324 E. HAMPDEN CIRCLE, AURORA CO 80013**

- I. **ESTABLISH A QUORUM** Meeting was called to order by President Colson at 7:00 P.M. The following directors were present:
- | | |
|-----------------------------------|----------------------------------|
| Cliff Colson, President | Melissa House, Secretary |
| Tony Giancaterino, Vice President | Rebekah Howison, Member at Large |
| Juli Moreland, Treasurer | |

Also in attendance was Jen Wyman with Metro Property Management

II. **BOARD BUSINESS**

- A. **Board Announcements** - Board Member Cliff Colson expressed how impressed he was of the condition the property was in during the walkthrough on May 11th.
- B. **Approval of Minutes - April 17, 2018** On a motion duly made and seconded, it was unanimously resolved to approve the minutes from April 17,2018..
- C. **Board members disclose any conflicts of interest regarding agenda items - None**

III. **SPECIAL GUEST - None**

- IV. **HOMEOWNER FORUM** - The Homeowner comments during the forum included the following: **Homeowner @ 3830A** attended meeting to discuss their design request for A/C Installation along the public side of the home and deck installation in backyard.

V. **HOMEOWNER CORRESPONDENCE**

- A. **Homeowner Hearings - None**
- B. **Board members review correspondence from the community - Homeowner @ 3853A** Homeowners sent in pictures showing the wall on the front of the home as being painted with the correct color, Board reviewed and has no concerns. **Homeowner @ 3833A** is requesting to have the gutters cleaned on the home due to the pine needles and would also like to address what landscaping can be done near the home, dead bushes were removed but nothing new has been replaced as well as washed out rocks. The Board agreed to have the gutters cleaned, Landscaping requests will be reviewed and assessed with Russ Thomas at Supreme Commercial care to establish the best options for the area.

- VI. **Manager's Report** - On a motion duly made and seconded, it was unanimously approved.

- VII. **FINANCIALS STATEMENTS** - All financial reports were reviewed. On a motion duly made and seconded, it was unanimously approved. Upon review some line items were noted as being outstanding, management will review.
- Status of Audit** - Management continues to work with Griffin Group and advised it was near completion, An email will be sent to the board soon with a completion date.

VIII. **ONGOING BUSINESS**

A. **City of Aurora Water** - Pending as management continues to work with the City of Aurora for the backflow certifications.

initial
B. **Logo Design** - Signs by Tomorrow provided several designs to choose from based on our ideas. Board reviewed and approved of a design.

C. **Dead Shrub Removal** - Russ Thomas with Supreme Commercial Care sent in a request for approval to remove the dead shrubs along the wall near the north entrance on Genoa. On a motion
duly made and seconded, it was unanimously approved.

D. **Next Board Meeting Date** - Tuesday, June 19, 2018

IX. NEW BUSINESS

A. **Security Report** - Board reviewed Randy Brown's security report and discussed.

B. **Painting Assessment/Schedule** - Projected for 2019, board requested to get 3 bids to review from.

years,
C. **Other - Review landscape @ 3782A** - Garden alongside home has been overgrown for board requesting to have Russ Thomas with Supreme Commercial Care review.

D. **Other - Review of peach tree @ 3861B in April Meeting Minutes** - It was observed that the tree may have been planted prior to approval. Management will send out a letter advising the homeowner of the responsibilities concerning the tree.

X. REPORTS -

A. **ARC Committee -3833B Request for Roof Replacement** - Will be having the roof replaced and is requesting to use a new shingle that the roofing company is recommending as it's not the same as the current shingle but colors match. Board pended decision and requested to review samples of the new shingle to ensure it'll match what is currently there.

3830A Request for A/C Installation and New Porch in the Backyard - Submitted 2 design requests for the placement of the A/C unit, 1st choice having it placed along the SW side of home or 2nd choice having it placed in the backyard. Homeowner is also requesting approval for a deck installation in the backyard. Board approved the request to have the A/C unit installed along the SW side of home since the unit will not be visible from the street, in addition the homeowners agreed to screen/enclose the unit once installed. On a motion duly made and seconded, it was unanimously approved to allow placement of A/C and deck.

XI. **ADJOURNMENT** - On a motion duly made and seconded, it was unanimously resolved to adjourn at 8:31 P.M.

XII. **EXECUTIVE SESSION - Discuss Delinquencies**

Respectfully Submitted by Melissa House