

Date: 06/14/2018

Board Meeting – 6pm

Attendance: Bob, Tammy, Sandy, Dan

Quorum established

- I. Call to order – 6:01 pm
- II. Approval of Agenda
- III. Minutes –
 - a. March meeting - approved
- IV. Financial matters (February 2018 – May 2018)
 - a. Water bill is running high – Dan in contact with water dept
 - b. Approved
- V. Homeowner Forum
 - a. 2128C – concerns re: size of Comcast box that was installed
 - i. Has been in touch with the city (engineer: Craig; director of Public Works: Kevin; Assistant to City Manager: Emily Hogan), Stephanie at Comcast
 - ii. Would like the new box moved
 - b. 2128C – front porch – bugs/‘nest’ seen; has taken them down; are these anything to be concerned about?; he is spraying it and knocking it down – ‘mud-dawbers’
 - c. 2128C – landscaping – do they come to address trees (trimming, ensure health, stimulate growth?)
 - i. Metco will come after spring growth to trim (they do this 2x/year)
 - ii. Dan will be sure that Metco talks to Ellie prior to doing anything
- VI. ARC report
 - a. None
- VII. Vendor report
 - a. JBK Landscaping – HB2 visa issue – difficult to get workers
- VIII. Dave Waller report
 - a. Looking into landscape replacement lights – is he referring to the small lights in the ground
 - i. IDEA from meeting: solar light on side of building
 - b. Rock replacement done
 - c. Mulch concerns – Dave notes we need 3”
- IX. Homeowner Correspondence
 - a. Landscape concerns near 2270 – trimming needed around air conditioners, rocks, mulch, schedule of watering
 - i. Will request Metco trim; rocks and mulch are in consideration
 - b. Other landscape concerns
 - i. Monitor watering – grass near mailboxes doesn’t look good
 - ii. Rose bushes near mailboxes
 - c. Roofing on building 2172
 - i. Continued concerns – have cap shingles been completely replaced? Need report
 - ii. Has inspection of all units been completed? Need report

- iii. IDEA from homeowner: had a good experience with company: CWC
 - 1. For future consideration: high impact shingles – reduced insurance costs
- X. Items for Ratification
 - a. New chimney cap #2255 – approved
 - b. Metco Blanket Project Proposal – approved with modifications (no aphid control, do not move forward with finding the ground drain near 2235)
 - c. Fence Repair 2172B – sunken/loose post affecting structure – will have handyman fix
- XI. Manager's Report
- XII. Unfinished business
 - a. Irrigation System mapping –
 - b. Dispatched Roof Inspection –
 - c. Find drain behind 2235 (near entry driveway) –
 - d. Siding – class action lawsuit; was waiting for attorney who was non-responsive – have decided to stop using this individual
 - i. Berg Simpson – See Dan's notes; recommends we complete form to file claim
 - ii. Markel has admitted that the siding was used, but has not disclosed which buildings have it
 - iii. 2250 appears to have it
 - iv. Dan will move forward with form/filing
(<http://www.certainteedfibercementsettlement.com/>)
 - e. Painting 2226, 2250, 2190 – will start on the 25th
 - f. Block 8 Snow Storage – has been discussed with Markel; a plan has determined
 - i. Be sure to re-visit this with the Markel folks in fall!
- XIII. New business
 - a. Comcast Installation – see Homeowner Forum
 - b. Law Required HOA Collection Policy - approved
 - c. Law Required Records Review Policy - approved
 - d. Newsletter – aim to get articles to Dan August 17th so that newsletter can be sent out ~2 weeks prior to September meeting; Include articles re: recent break-in/potential break-in of both home and vehicles; HB2 issues; Snow concerns?
 - e. Next board meeting – September 12th, next in beginning of December
- XIV. Adjournment – 7:36 pm