

**SAVANNAH OWNERS ASSOCIATION
BOARD MEETING MINUTES
WEDNESDAY, MAY 16, 2018 AT 6:30 P.M.
COMMUNITY CLUBHOUSE, 15710 E JAMISON DRIVE
ENGLEWOOD, CO 80112**

The meeting was called to order at 6:32 p.m.

I. ESTABLISH A QUORUM (Three of the Five directors needed)

Denis Smith, President
Chris Kuhrt, Vice President
Pavan Bellapu-Konda, Treasurer

Laura Weinberg, Secretary
Brittany Carpenter, Member at Large

II. APPROVAL OF THE AGENDA; DISCLOSURE OF CONFLICTS OF INTEREST

Board Announcements-Denis welcomed Pavan to the Board, as the newly appointed member.

Approval of minutes-March 21, 2018-On a motion duly made and seconded, it was unanimously resolved to approve the minutes from the March 21, 2018 meeting.

Board members disclose any conflicts of interest regarding agenda items-There were no conflicts related to the agenda items.

III. SPECIAL GUEST: None scheduled

IV. HOMEOWNER FORUM – There were ten homeowners in attendance. Topics included: rentals and FHA certification, dog waste, issues with children in the community, and homeowner maintenance of appliances.

**V. HOMEOWNER CORRESPONDENCE –
Homeowner Hearings** – none scheduled

Board members review correspondence from the community-The Board reviewed correspondence from the community. One homeowner addressed the Board concerning a leak that occurred in her unit from the unit above. The cause was a faulty washer machine hose. The homeowner asked that the Association cover the expenses incurred to repair her unit. The Board explained that the Association is not responsible for insuring or maintaining appliances within individual units. The Board advised her to pursue the responsible unit owner and their insurance company.

VI. MANAGER'S REPORT-The Board reviewed the manager's report submitted by Metro Property Management.

VII. FINANCIAL STATEMENT

March and April 2018-On a motion duly made and seconded, it was unanimously resolved to approve the March and April 2018 financials, subject to final audit.

VIII. UNFINISHED BUSINESS

FHA Certification-This matter is pending and may continue to do so with the new construction of buildings 5 and 8

Gate renovation update-Management gave an update on the gate renovation project.

Ring Doorbells-On a motion duly made and seconded, it was unanimously resolved to table this matter until later in the year due to the current expenses the Association has incurred.

IX. NEW BUSINESS

Maintenance and Insurance chart-draft-On a motion duly made and seconded, it was unanimously resolved to finalize the draft of the maintenance and insurance chart with the attorney. It will then be mailed to all homeowners.

Update Rules and Regulations-security access fees-On a motion duly made and seconded, it was unanimously resolved to amend the rules and regulations with the updated security access fees, due to the gate renovation project.

Breezeway cleaning proposal-On a motion duly made and seconded, it was unanimously resolved to increase the contract with The Clean Squad to \$469.00 per month to include weekly sweeping of the breezeways.

Schedule Next Board Meeting Date-Wednesday, July 18, 2018 at 6:30pm

X. REPORTS

ARC Committee

-#2-303-hardwood floor installation-On a motion duly made and seconded, it was unanimously resolved to approve the request to install hardwood floors, in which the material exceeds the standards set by the Association.

Social Committee-Brittany Carpenter of the social committee announced that the community clean up day will be on Sunday, June 3rd at 3:00 p.m. This will involve cleaning up trash and debris on the perimeter of the community. She will also be coordinating a pool party.

XI. ADJOURNMENT-On a motion duly made and seconded, it was unanimously resolved to adjourn the meeting at 7:54 p.m.

XII. EXECUTIVE SESSION (Discuss Delinquencies)

Respectfully submitted by Jennifer Wyman