

**SAVANNAH OWNERS ASSOCIATION  
BOARD MEETING MINUTES  
WEDNESDAY, NOVEMBER 28, 2018...FOLLOWING THE ANNUAL MEETING  
COMMUNITY CLUBHOUSE, 15710 E JAMISON DRIVE  
ENGLEWOOD, CO 80112**

The meeting was called to order at 7:56 p.m.

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

Denis Smith, President

Laura Weinberg, Secretary

Chris Kuhrt, Vice President

Brittany Carpenter, Member at Large

Pavan Bellapu-Konda, Treasurer-absent

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

**Board Announcements**-There were no announcements

**Approval of minutes-October 17, 2018**-On a motion duly made and seconded, it was unanimously resolved to approve the minutes from the October 17, 2018 board meeting.

**Board members disclose any conflicts of interest regarding agenda items**-There were no conflicts.

**III. SPECIAL GUEST:** None scheduled

**IV. HOMEOWNER FORUM** – There were no homeowners in attendance.

**V. HOMEOWNER CORRESPONDENCE –**

**Homeowner Hearings**- None scheduled

**Board members review correspondence from the community**-The Board reviewed correspondence from the community.

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

**VII. FINANCIAL STATEMENT**

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

**VIII. UNFINISHED BUSINESS**

**FHA Certification**-This matter is pending.

**IX. NEW BUSINESS**

**Board member titles/terms**-On a motion duly made and seconded, the Board unanimously agreed to the following terms and titles: Denis Smith, President: 11/20, Chris Kuhrt, Vice President: 11/19, Pavan Bellapu-Konda, Treasurer: 11/20, Laura Weinberg, Secretary: 11/19, Brittany Carpenter, Member at Large: 11/20.

**Monthly lighting maintenance proposal**-On a motion duly made and seconded, it was unanimously resolved to approve the monthly lighting maintenance proposal from The Electrician.

**Preventative sewer maintenance proposal**-On a motion duly made and seconded, it was unanimously resolved to approve the proposal from Colorado Sewer Service to jet the main sewer lines of each building on an annual basis in the amount of \$2,100.

**Fire system repair proposal**-On a motion duly made and seconded, it was unanimously resolved to approve the proposal from Red Rocks Fire Protection in the amount of \$5,530.00 to repair the deficiencies with the fire system discovered on their recent annual inspection.

**2019 pool maintenance contract**-On a motion duly made and seconded, it was unanimously resolved to approve the 2019 pool maintenance contract with Absolute Pool Management.

**Other-**Management informed the Board that the Declarations would have to be amended in order to re-calculate the square footage and assessment formula for the 4-bedroom units in building 9. The Board unanimously agreed to move forward with the attorney to work on this amendment.

**Schedule Next Board Meeting Date-**Wednesday, January 16, 2019 at 6:30 p.m.

**X. REPORTS**

**ARC Committee-**

-Buildings 5 and 8-laminate floor installation-On a motion duly made and seconded, the laminate flooring in the new units was unanimously approved so as long as the materials meet or exceed the Association specifications.

**Social Committee-**Nothing to report.

**XI. ADJOURNMENT-**On a motion duly made and seconded, it was unanimously resolved to adjourn the meeting at 8:45 p.m.

**XII. EXECUTIVE SESSION (Discuss Delinquencies)**

Respectfully submitted by Jennifer Wyman