

Cinnamon Village Homeowners Association
 Board Meeting Minutes
 Tuesday September 20, 2022 7:00 PM
 St. Paul Presbyterian Church
 18901 E Hampden Ave. Aurora CO 80013

Meeting was called to order at 7:02 PM by Camille Kemp

Board members in attendance:

Camille Kemp – President
 Jacqueline Sipe - Secretary/Treasurer
 Olivia Jackson – Member at Large

Board meetings are open to all homeowners. Homeowners will be excused when the meeting adjourns to the Executive Session.

In attendance: Metro Property Management, Dan Anderson HOA Community Manager

I. Approval of the Agenda; Disclosure of Conflict of Interest

- A. The agenda for this meeting was reviewed. Camille made a motion to approve, Oliva 2nd.
- B. No conflicts of interest relative to agenda at this time

II Minutes – August 2022 approved. Camille made a motion to approve and Olivia 2nd.

III. Financials – August 2022 to be approved. Camille made motion to approve, Jacqueline 2nd.

IV. Homeowner Forum – The items below were noted by Metro Property Management representative:

- 1. Dumpster enclosure torn down, homeowner worried that it's not being replaced in a timely manner.
- 2. Halloween and Christmas contest this year? – Yes, need flyers
- 3. Drain spouts/gutter cleaning schedule – on Derek's list
- 4. Tree trimming – some dead branches are being missed
- 5. Possible "Foam Party" for kids
- 6. Have Derek check back of Camille's house

V. Items to be Ratified – None

VI. Manager's Report, Old Business – See Report

VII. New Business-

- A. HB22-1137 Update (3) Assoc. Policies Required by Law, Moller Graf Law Firm Proposal, Approved. Await Policies
- B. Mailbox Replacement Project, Status/Discussion
- C. 2021 Associate Tax Returns

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- D. Strong Hold Contracting Proposal for Striping of Half Circle in Lot F – Approved by board.
- E. Next Board Meeting **October 18, 2022 7:00 PM**
- F. 2023 Annual Budget Meeting – October 11, 2022 6:00 PM at Dan’s Office
- G. 2022 Annual Board Meeting in November 15, 2022 7:00 PM

VIII. Adjournment to Executive Session to Discuss Delinquencies – 7:52 PM