

HAMPDEN HILLS AT AURORA HOMEOWNERS ASSOCIATION

BOARD MEETING MINUTES

TUESDAY, January 17, 2023, AT 7:00 P.M.

Zoom platform

i. ESTABLISH A QUORUM-

Quorum was achieved at 7:00 pm by Director Colson. The following members were present for quorum.

- Cliff Colson, President
- Allison Serafin Steere, Secretary
- Melissa House, Member at Large
- Molly Ryan, Metro Property Management

ii. BOARD BUSINESS

- Board Announcements-Secretary Steere is submitting application for grant to the Colorado Tree Coalition for planting trees in 2023
- Unanimous Approval of minutes-November 2022

iii. SPECIAL GUESTS: Luis from Alex and Sons

- Snow Removal
 - i. Instructed to clear drive lanes as soon as we hit the 4-inch trigger for plow
 - ii. President Colson to communicate directly w/ Luis to communicate desired services

iv. HOMEOWNER FORUM

- Sadjo Sidikou - 3752 B
 - i. Communication methods?
 1. Facebook
 2. Property Management Company email system
 - ii. Snow removal in parking lot areas are icy
 1. Happy w/ sidewalks
 2. Ice melt buckets by mailbox is empty
 - iii. Meeting minutes
 1. Will be posted once approved on Hampden Hills' page on Metro Property Management

v. HOMEOWNER CORRESPONDENCES

- Snow removal concerns

- i. 3751A
 - Request for shrub replacement
 - i. 3831 A
- vi. **MANAGER'S REPORT**
- vii. **FINANCIAL MATTERS**
 - November and December financials
 - i. Unanimous approval
- viii. **UNFINISHED BUSINESS**
 - Lighting
 - i. Waiting for a bout of warm weather to replace bulbs
 - ii. Two (2) solar security lights have been purchased
 - 1. Molly to ask Randy where the lights should be installed
- ix. **NEW BUSINESS**
 - i. Snow removal expectations
 - Tree proposal
 - i. Unanimous approval
 - Tree planting grant proposal
 - i. Likely to be approved
 - ii. Community will be responsible for ~\$1,900 in match
 - Recycling
 - i. Awaiting proposal from HMS
 - Management Contract
 - i. Changes in contract require new signatures
 - 1. Changes are for fees for two services
 - a. Unanimous approval for the contract
 - Purchase of projector and inflatable
 - i. Molly to research this purchase
- x. **REPORTS**
 - Ratification of design request for 3762 S Genoa
 - i. Colson, House, and Giancaterino approve, Steere abstains due to conflict of interest
- xi. **ADJOURNMENT- 8:12 pm**
 - Unanimous approval for adjournment

- Next meeting is scheduled for Tuesday, February 21st at 7:00 pm

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

- 9:01 pm