

**COLUMBINE TOWNHOUSES FIVE ASSOCIATION  
BOARD MEETING MINUTES  
WEDNESDAY, MAY 14, 2025, AT 6:30 PM  
VIA ZOOM MEETING**

- I. ESTABLISH A QUORUM** -Bob Oliver called the meeting to order at 6:35 pm. The following directors were present for quorum:

Bob Oliver, President  
Greg Hunt, Vice President  
Heidi Shippy, Secretary-absent

Mike Torres, Treasurer  
Vacant, Member at Large

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

**Board Announcements**-There were no announcements.

**Approval of minutes – April 9, 2025** -On a motion duly made and seconded, the minutes were approved as written.

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

- III. SPECIAL GUEST**- None scheduled.

**IV. COMMITTEE REPORTS**

**Social Committee**- Nothing to report.

**ARC Committee**- Nothing to report.

**HOMEOWNER FORUM**-On a motion duly made and seconded, the Board unanimously agreed to open the homeowner forum. There were 5 homeowners in attendance. One homeowner discussed possible landscape enhancements in the future to reduce water and irrigation expenses. On a motion duly made and seconded, the Board unanimously agreed to close the homeowner forum.

**V. HOMEOWNER CORRESPONDENCE –**

**Homeowner Hearings**- None scheduled.

**Board members review correspondence from the community**-The Board reviewed correspondence to and from the community. A homeowner requested that the rotted window trim be replaced, however since the windows are replacement windows and not original, this is considered a homeowner responsibility. The Board agreed to obtain proposals for a severely cracked concrete garage floor.

- VI. MANAGER’S REPORT**- The Board reviewed the report submitted by management.

**VII. FINANCIAL STATEMENT**

**April 2025**- On a motion duly made and seconded, the financials were approved, subject to final audit.

**VIII. UNFINISHED BUSINESS**

**BAM Broadband installation update**- The Board reviewed correspondence from BAM which indicates the installation of the fiber optic internet will begin at the end of May.

**NEW BUSINESS**

**Window well/deck/concrete/flashing/landscape proposal**-The Board agreed to table this matter until they can revisit the scope of work and determine the highest priorities.

**Miscellaneous landscape proposals**- The Board agreed to table this matter for further review.

**Asphalt proposals-** The Board agreed to table this matter for further review.

**Schedule next Board meeting date-**Wednesday, June 11, 2025, at 6:30 pm via Zoom.

**ADJOURNMENT-** On a motion duly made and seconded, it was unanimously resolved to adjourn the meeting at 7:22 pm

**EXECUTIVE SESSION (Discuss Delinquencies)**

Respectfully submitted by Jennifer Wyman

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Approved by an Officer