

DRAFT MINUTES

AGHA BOARD MEETING 7pm,
Wednesday, Nov. 15, 2023

IN-PERSON, V-Esprit, 5240 S SHALOM PARK CIRCLE, AURORA, CO 80015

- I. **CALL TO ORDER:** President Fred Freeh called the meeting to order at 7:02 p.m.
- II. **ROLL CALL:**
Board Members Present: Norm Arlt, Duane Bredel, Dave Estes, Fred Freeh, Matt Lenhart, Sandy Peoples, Randy Simpson
Noted Board Member term expiration:
2024 Duane Bredel, Dave Estes, Matt Lenhart, and Jennifer Vaughan.
2025 Norm Arlt, Fred Freeh, Sandy Peoples, Randy Simpson, Mike Zabinski

Homeowners Present: Scott DeLong, Cindy Wagner arrived later
- III. **Introduction of Board members:** Board members were introduced to the homeowner present.
- IV. **Approval of the Minutes:** Minutes from the meetings of Aug. 16, Sept. 18 & Oct. 18, 2023 were approved.
- V. **AGHA FORUM: (Limited to 3 minutes per homeowner)** No Items from homeowners
- VI. **Officer Reports**
 - A. **President:** Fred wanted to see some guidance for expenses coming up. Maybe setting up a calendar that shows expenses. This led to a discussion of other calendars like a social calendar.
 - B. **Vice President** Norm reminded Randy and Sandy that the V-Esprit meeting room needed to be reserved for 2024. They were going to reach out to Cindy to make sure that happened.
 - C. **Treasurer:** Matt reported that the payment for the tennis court repair was made at \$35,000. He also reported that all dues have been paid for the year. During Matt's report Cindy Wagner arrived and the board voted to pay V-Esprit \$150 for the use of the room for the past year. It was also decided to host the Holiday Party on January 6, 2024 at V-Esprit. Cindy would provide assistance to Mike Zabinski to help coordinate the Holiday Party. Cindy suggested that AGHA use committees more to spread around work and to involve more people in the neighborhood. Matt Reported that as of 10/30/23 We are receiving 5% on our Bellco prime account at this time. Matt received a certificate of insurance 2 million for general liability. Each board member is covered for 1 million dollars., we now have a hard copy of our certificate of liability insurance.
 - D. **Secretary** Randy said he'd hold his comments as Secretary for New Items of business
- VII. **Board Member & Other Reports**
 - A. **Grounds** Norm's report was attached to the agenda but he added that he'll start soliciting bids for grounds in December or January.
 - B. **Architectural Change Requests** No change request were filed.
 - C. **Welcoming** New residents at 4813 S. Cristal, Change and Melanie Williams. It was made known that Jennifer has the tennis court keys to give to new residents.

- D. **Social** Mike's social report was attached to the agenda but a suggestion was made by Randy that maybe more small things could be done throughout the year to let people know the AGHA is there to support them, like 4th July Flags, etc.
- E. **Newsletter** There was no newsletter scheduled and discussion was held about making it more regular and how we might do that.
- F. **Other** A discussion was held about reviving Neighborhood Watch and getting block Captains. Randy was going to look into getting a PAR officer to attend one of our meetings in 2024 to talk about safety and maybe kicking off a new Neighborhood Watch.

VIII. **Unfinished Business**

- A. **Donation to V-Esprit** – Board voted to donate \$150 for the year.
- B. **Discussion of AG Referral**
- C. **Update on AG Newsletter status (Matt & Cindy Wagner)** – Discussion was held about having the newsletter at least quarterly.
- D. **Board member training** – Discussion was held if the board wanted to look into HOA classes through the city that are held at City Hall.
- E. **Zoom license for hybrid meetings:** Board decided it should get its own Teams license that Randy was going to purchase.
- F. **Mandatory Solid Waster Fee of 1% by Waste Connections starting 1/1/2024** – The board discussed that it will have to monitor the impact of this on the overall budget and whether dues would have to be raised to accommodate the increase.
- G. **Contingency backup plan for each Board member function:** Discussion was held about each board member documenting essential processes, contacts, schedules, etc. for this position and having this ready by Feb. or March or 2024. This will be useful for new board members.

IX. **New Items**

- A. **Discussion of Dumpster Days** – Discussion was held about what worked for dumpster days and what didn't. It was agreed that the dumpsters fill up very fast and outside parties are still coming in and using our dumpsters. It was suggested that we try to hold dumpster days on a weekday and limit it to just one or two days. Scott DeLong thought this might negatively impact those who work full-time. More discussion will be held related to this at a future meeting.
- B. **Directory correction** – Norm pointed out that the directory needs to be fixed so that the page that displays by last name has the correct location number. Randy said he would fix it.
- C. **A Special thanks was given to Ron Adams and Bob Janson for spreading mulch around grounds**
- D. **Laptop for Secretary duties, hybrid meetings, etc.** – Randy requested that the board consider the purchase of a laptop, printer, table top microphone for hybrid meeting, and Microsoft 365 account for use by the association. He suggested it should not be incumbent on the Board Secretary to supply these items. After soe discussion the board voted to approve Randy to purchase these items with a total amount not to exceed \$2000.
- E. **Tennis Court Windscreen replacements, \$750** – Norm informed the board that the tennis court windscreens needed replacement immediately. The board decided to delay the purchase until after the winter is mostly over in February.

- F. **“Resident Only” signs (2) for gazebo and brick pillar by creek** – Norm asked for approval of some Resident Only signs for the gazebo and brick pillar. The board approved.
- G. **Updates to website needed** - There was some discussion about keeping the website more up to date and better organized. Email addresses for board members from the website should be implemented such as president@andoverglen.org, secretary@andoverglen.org, etc. Duane made some of these changes during the meeting.
- X. **NEXT BOARD MEETING:** The next Board meeting was set for January 17, 2024 at 7 pm at V-Esprit.
- XI. **ADJOURNMENT** – The meeting was adjourned at 9:12 pm

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