

COLONY POINTE HOMEOWNERS ASSOCIATION
ANNUAL MEETING
MINUTES
May 16, 2018

Notice of Meeting

The annual meeting of the Colony Pointe Homeowners Association was held on May 16, 2018 at 6:00 pm at 301 Centennial Drive, Milliken, CO.

Directors Present

John Hall, President

Janelle Penfold, Vice President

Anne Zarick, Secretary/Treasurer

Call to Order

John Hall called the meeting to order at 6:00 pm

Proof of Notice and Determination of Quorum

A quorum of members was present in person or by proxy.

Introductions

John Hall introduced himself as President, Janelle Penfold as Vice President and Anne Zarick as Secretary and Treasurer. All others present introduced themselves as well.

2017 Meeting Minutes

Continuing to stay on Windmills to keep lots clean

Budget Discussion

The proposed budget for 2018 was reviewed. The assessments will remain at \$200 per year, per lot. Budget was approved unanimously.

Homeowner Discussion

A homeowner asked if there was any interest in a neighborhood block party. There seemed to be much interest.

New landscape companies are being researched. The entrances need work.

There was a discussion about possibly deeding the open space along Alice Avenue to the Centennial Crossing Metro District. This would free up some funds in the HOA as they would no longer need to pay for this area to be landscaped. The Metro District has

funds to maintain the land and to add better landscaping. The transaction would need to be voted on by the homeowners. Questions brought up:

Who would take care of the fence – this is still part of the HOA

Concern about land not being taken care of – this road is a main entrance to new development and would need to be in good condition for the town.

What if metro district tried to change the land use – this is already zoned and it's use cannot be changed.

Can the land be deeded back to HOA in the future – this needs to be researched

Can maintenance standards be included in contract – asking our attorney

The current board will not be managing the HOA next year. The homeowners will need to replace John and Anne. Elections will be held during 2018 to ensure a smooth handoff. The new board will be responsible for finding a management company or managing it themselves.

There is some concern as to the funds available to pay a company to manage the HOA.

Currently, there are no fees being paid. Also of concern is the fact that there will be no more contributions by the Declarant.

Adjournment

There being no further business brought before the Board of Directors at this time, a motion was duly made and seconded to adjourn the meeting at 7:00 pm.

Board Member's Certificate:

I do hereby certify that the foregoing is a true and correct copy of the Minutes of Colony Pointe Homeowners Association annual meeting.

Acting Secretary

Date