

MINUTES

AGHA BOARD MEETING

WEDNESDAY, JULY 20, 2022 VIA ZOOM

- I. **CALL TO ORDER:** Joely Mauzy called the meeting to order at 7:03 pm.
- II. **ROLL CALL:**

Present-Duane Bredel, Dave Estes, Kelly Helling, Kathy Johnson, Andrea Levine, Joely Mauzy, Anne Stellmon, Lynn Walton.

Homeowners-Kami Bredel, Hal Kaye, Dick Moore.
- III. **APPROVAL OF JUNE MINUTES:** A motion was made and passed unanimously to approve the June 2022 minutes as presented.
- IV. **UNFINISHED BUSINESS:**
 - A. **Fence Repair Update:** Fence repair has been completed and will be inspected by Lynn Walton.
 - B. **Monument Repair Update:** Dave Estes discussed the repair of the monument on S. Dillon St. with a brick company. They are not interested because of the size of the project. The board will continue to find someone to repair the monument.
 - C. **Tennis Court Repair Update:** Dave has scheduled a walk around with a tennis court repair company. Dave will ask companies if they have benches we can purchase.
 - D. **Fall Dumpster Days:** A dumpster will cost \$400. The board unanimously approved the expenditure. Lynn will call about scheduling a date in October.
 - E. **Screening of trash cans per AGHA Covenants:** An email was sent to the AGHA June 20, 2022 advising homeowner's of the covenant that requires that all trash cans must be screened and not visible from the street. As of today, seven homeowners are in non-compliance. Andrea and Anne will draft a letter to be sent to these homeowner's asking them to rectify the situation as soon as possible in accordance with our AGHA covenants.
- V. **NEW BUSINESS:**
 - A. **Annual Homeowner's Meeting, Monday, September 19, 2022 at 7 pm:**
 - The annual meeting will be held in person at V-Espirit this year at no charge to AGHA. We will make a donation to V-Espirit as a thank you for allowing us to use their facility. Anne will check with Cindy Wagner about mask requirements and refreshments.
 - B. **Board member term expirations and recruitment for 2022: Four positions to be filled this year to include Kathy Paulson's unfilled term (2021-24) and Kelly Helling's position.**
 - September 2022: Dave Estes, Lynn Walton and unfilled position for Kathy Paulson
 - September 2023: Kathy Johnson, Andrea Levine, Anne Stellmon
 - September 2024: Duane Bredel, Kelly Helling (resigned,) Joely Mauzy
 - Dave and Lynn submitted their names for reelection.
 - Lynn made a suggestion to change the term of office from three to two years. A discussion was held about this idea that could make serving on the board more appealing to homeowners. The downside is that we will have years with six open board positions to fill. A motion was made and unanimously approved to change the term length from three to two years beginning with this election.
 - C. **Garage and Estate Sales-**There are no restrictions for garage or estate sales in AGHA. Homeowners are asked to be considerate of the scheduled time and advise neighbors of the event.
 - F. **AGHA homeowner complaint regarding RV parking violations:** Two homeowner's have RVs parked in the front of the homes longer than allowed by our Policies and Procedures (P&Ps.) A letter will be sent to these homeowner's asking them to rectify the situation as soon as possible in accordance with our AGHA P&Ps.
 - D. **Financial policy regarding savings:** Kathy will form a committee to review our policies and make recommendations, as needed, for the board to consider that would clearly define our policies.
 - E. **National Night Out: Tuesday, August 2 from 5:30-7 pm, Shalom Park Pavilion**

- All neighbors are invited.
Box lunches, beverages and entertainment provided.
Second year at Shalom and last year was great and well attended.

VI. BOARD REPORTS:

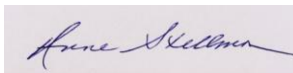
- A. Co-presidents, Andrea Levine and Joely Mauzy:** No reports.
- B. Vice-President, Lynn Walton:** No report.
- C. Secretary, Anne Stellmon:** No report.
- D. Treasurer, Kathy Johnson:**
 - Year end financials need to be corrected and will be voted on at the August meeting.
 - 56 assessments have been received to date. Kathy will send a reminder to the remaining 43 homeowners to pay the assessment fee for this year before a penalty is applied to the assessment.
 - Kathy made a motion that was unanimously approved to increase the real estate transfer fee for the sale of homes from \$200-300.
- E. ACC, Dave Estes:** Two ACR's were approved this month.
- F. Communications, Duane Bredel:** Working on new website and monitoring the old website.
- G. Neighborhood Watch, Joely Mauzy:**
 - New PAR Officer Stacey Sparks - ssparks@auroragov.org 303-627-3175
 - Attended community safety meeting re Sagebrush Park robbery incident
Suggestion was made to add safety tip handouts from the meeting to our webpage.
- H. Social:** Summer picnic, Saturday, August 20, 2022 at 11:30 am, Sagebrush Park.
 - The board unanimously approved an expenditure of \$595 for food, miscellaneous items and the bouncy house.
 - Joely has the checklist provided by Debra Jones to help us with logistics and preparations.
 - Two grills, cooks and trash cans needed.
- I. Welcoming and Summer Newsletter, Kelly Helling:**
 - Kelly submitted her resignation effective September 19, 2022.
 - The July newsletter will be sent to the board this week for approval.

VII. AGHA FORUM: Dick Moore made comments regarding the board meeting.

VIII. NEXT MEETING: WEDNESDAY, AUGUST 17, 2022

IX. ADJOURNMENT: Joely adjourned the meeting at 9:40 pm.

Respectfully submitted,



Anne Stellmon

AGHA Secretary