

WOODY CREEK HOMEOWNERS ASSOCIATION

Meeting Minutes of June, 2022

Attendees:

- 1. President**
- 2. Treasurer**
- 3. Secretary**
- 4. Vice President**
- 5. Member at Large**
- 6. 5280 #7**

Called to order @ 6:30pm

Open Forum:

5280 #7- Mailbox needs to be replaced and would like to know if it needed to be wooden-told just to make sure to follow Arvada code.

Secretary's Report:

- Minutes are approved

Correspondence:

- 5210#1-photo of cars parked at 5210 #8 and GPS report. Read "handbook" and could not find where homeowners were limited to 2 spots.
- 5260 #9-damage to fence, siding, and concrete, ant tree (due to snow). Request for ledger
- 5260 #11- basement flooded twice and would like to have added to the newsletter an article from the Arvada Report on what is not safe to flush down a toilet.
- 5260 #6- extra gutter piece.
- 5250 #6- Flag day and memorial day

President makes a motion to accept the secretary's report; Treasurer seconds; all accept.

Treasurer Report:

Profit & Loss review

Net income \$-2670.07

Deposit Detail

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Date	Total Amount
5/6/2022	\$1,839.00
5/6/2022	\$1,810.00
5/13/2022	\$1,267.00
5/13/2022	\$2,555.00
5/28/2022	\$10,148.68
5/31/2022	\$0.52

Checking: Ending Balance as of 5/31/2022 \$18,715.94

Money Market: Ending Balance as of 5/31/2022 \$62,172.05

Regular Monthly Bills:

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<u>Description</u>	<u>Monthly Total</u>	<u>Notes</u>
Hill's Landscaping	\$1,991.00	Includes tree cleanup after snow
Altitude Community Law	\$535.00	
Ground Maintenance	\$926.59	
State Farm Insurance	\$3,402.08	
Virtue LLC	\$525.00	
Waste Management	\$1,063.17	
Xcel Energy	\$267.17	
City of Arvada	\$5,079.12	
Duty Free Pets	\$108.34	

Checks written and approved since last meeting:

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Amt.	To:	Description
\$267.17	Xcel Energy	
\$350.23	Keith Wickman	Grounds Maintenance
\$108.34	Duty Free Pets	
\$32.36	Stevie Songstad May	Sign reimbursement
\$791.40	City of Arvada	Water (cust. # 0205428)
\$4,287.72	City of Arvada	Water (cust. #0205431)
\$576.36	Keith Wickman	Grounds Maintenance
\$58.00	Kristin Bueb	Stamps
\$1,063.17	Waste Management	
\$1,991.00	Hills	Landscaping, includes tree cleanup after storm
\$535.00	Altitude	

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\$525.00	Virtue LLC	
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Water bill: Normal and stable

Property for Sale:

none

Owners in Arrears:

5210 #1

5230 #1

5230 #4

5220 #3

5230 #6

5220 #10

Rental Percentage is at 15.7%

Correspondence:

- Emails:
 - From 5210 #1 re: parking
 - With 5280 #3's title company for refinance info

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- Forwarded concrete quote update from member at large
- Forwarded communications with Hills about trees from member at large
- Member at large re: maintenance hours
- Altitude invoice
- 5260 #9 questions about siding
- Bookkeeping invoice
- Morrison Backflow invoice
- 5260 #11 ledger question
- Phone call:
 - Call w/ Altitude regarding returned late dues notices
 - § Led to a conversation about upcoming legislative changes that could affect some of our policies, we'll check in with each other at end of June to confirm which were signed into law and what re-writing services Altitude will offer to get our policies up to compliance by September

President moves to accept; secretary seconds; all accept

Additional Correspondence:

- President –
 - All correspondence covered by the secretary and treasurer.
- Vice President-
 - Spoke to David regarding Ryan taking over Keith's position
 - All other correspondence previously covered.

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- Member at Large-
 - All correspondence covered by the secretary and treasurer.

President motions to accept additional correspondence; Secretary seconds; all accept.

Old Business

- Concrete project needs to be revisited, and new bids need to be gotten. Special assessment may be necessary.
- 30 day notice needs to be sent out for the annual meeting. Second Thursday of the month. August 11 @ 7pm and will be outside. Will be added to newsletter and mailed
- Joan will go to Arvada Police department next week to hire off duty police officer for annual meeting
- Signs had been put up
- 5250 #9, 5270 #9, 5220 #1- doors need to be painted correct color. Letters will be sent out giving notice to get into compliance.
- 5270 #1 letter to be sent about visitor's illegal dumping.

President motions to accept old business; Vice President seconds; all accept.

New Business

- 5210#1- needs to remove tile and bear. Front porch is HOA property and that is defacing it. Also will be charged for dog poop deodorizing and removal. Video proof. Letter will be sent.
- Parking issues and codes
- President and Member at Large up for election in August.
- Ryan Hartzler has taken over Keith's position

President motions to accept new business; seconded; all accept.

Next meeting is set for Thursday, August 11, 2022 at 7pm. This will be the Annual Meeting. No July meeting. This will be an in person meeting.

Meeting adjourned at 7:30pm: Motioned, seconded and passed.