

# WOODY CREEK HOMEOWNERS ASSOCIATION

Meeting Minutes September 19, 2023

**Meeting called to order @ 6:40pm**

**Secretary's Report:**

Minutes are approved. *President makes a motion to accept the secretary's report; Member at large seconds; all accept.*

**Treasurer Report:**

**Profit & Loss review**

**Net income \$-512.97**

**Deposit Detail**

**Date Total Amount**

**8/4/23 \$5455.00**

**8/4/23 \$390.00**

**8/7/23 \$2518.00**

**8/28/23 \$4025.00**

**Checking: Ending Balance as of 8/31/23 \$10,429.20**

**Money Market: Ending Balance as of 8/31/23 \$40,694.77**

**Regular Monthly Bills:**

**State Farm Insurance \$3667.25**

**Altitude Law \$230.00**

**Waste Management \$879.49**

**Virtue LLC \$551.25**

**Duty Free Pets \$108.34**

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**Xcel Energy \$271.16**

**ARS Rescue Rooter \$905.00**

**Altitude Law \$230.00**

**Virtue LLC \$551.25**

**Hills Lawn and Grounds Care \$1160.71**

**Virtue LLC \$551.25**

**Stevie Reimbursement Annl Party \$80.00**

**Genowefa Toner Reimbursement \$45.48**

**Stevie Reimbursement \$45.19**

**Melissa/Jordan Watering \$244.00**

**Water bill: Let from City of Arvada 5210 was higher than normal**

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## **Property for Sale:**

n/a

## **Property Sold:**

5250#3

## **Owners in Arrears:**

5230 #4

5210 #1

5270 #7

5230#1

5270 #1

5280 #3

5250#9

5220 #3

5220 #9

5220 #8

5230 #8

5210 #8

**Rental Percentage is at 15.7%**

## **Correspondence:**

o 8.16.23 ARS Invoice Received

o 8.16.23 Requested W9 from ARS but still havent received it

o 8.21.23 5210 #1 requested status of watering

o 8.21.23 Accountant requested update on status of autopay

o 8.24.23 President responded about watering 5260 #11 stating we are working on finding someone to water

o 8.29.23 Hills Invoice received

o 8.30.23 Email from Accountant on status of Autopay, payment, invoices and deposits

o 8.31.23 Received invoice from Altitude law

o 9.3.23 5150 #9 and 5270 #1 want amts due for rest of year

o 9.4.23 Invoice From Hills

o 9.9.23 Set up payments online for Waste Management

o 9.10.23 Invoice from Duty Free Pets

o 9.11.23 Missy Hirst from Altitude Law asked if we wanted them to filed our annl report I responded with yes

o 9.11.23 Wasps are back

o 9.13.23 Confirmed with accountant some items for the audit

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- o 9.13.23 Received Reports from Accountant
- o 9.14.23 Waste Management sent email asking if we want to add another delivery day
- o 9.18.23 Emailed Onofrey outstanding items to complete report
- o 9.18.23 Received Minutes from Secretary
- o 9.19.23 Received notification from State and Attorney our periodic report was filed

## Additional Correspondence:

- President
  - Mailbox vandalism possibly remove box and add bulletin board
  - 5260 #11-website
  - 5280 #10 getting mudjacked
  - Melissa- gathered usable hoses.
  - All other correspondence covered by other board members
- Vice President-
  - All other correspondence covered by other board members
- Member at Large-
  - 5280 #10-sink still good after jetting took place
  - Hills has given a quote for ash borer injections.
  - All other correspondence covered by other board members.

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

## Old Business

- Fundraisers to be done. Possibly Little Caesars.
- Phase 2 and 3 of concrete project will be next spring and next fall or next year. On hold until structural problem addressed.
- Hit and run perpetrator still has not been caught.
- Camera may be in budget due to taking the computer back. Stevie will go to Tmobile and see if we can get a sim card for the camera.
- Zerescaping tabled till next meeting
- Bids came in for foundational repairs needed- most cost effective bid is \$13,000. Lawyer team advised this is a studs in issue and therefore the HOA is not able to help.
- Joan attended meeting for field behind 5260. Sounds like project has been green lit. 5260 will be getting new fence courtesy of townhome developer. Concerns and issues were raised at meeting with less than satisfactory answers. Townhomes developed will be rent only.

*President motions to accept old business; Secretary seconds; all accept.*

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## New Business

- Roof of 5280 inspected.
- Ash trees sprayed for bores
- Discussed possibility of creating a QR code for the website.
- Window well fixed for #10
- Possibility of HOA credit card discussed.
- Gutter issues on 5260 #8 and brickwork.
- Wasp removal-may need to come back
- gutter structural pillar discussed
- window well covers- no regular size will fit. Must be custom ordered.
- Bigger trash receptacles were delivered 8/9. Hopefully this will help with the large number of overflow fines.
- Melissa and Jordan have taken over watering

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

**Meeting adjourned at 7:35pm: Motioned, seconded and passed.**

Next meeting set for October 19 at 6:30