

WOODY CREEK HOMEOWNERS ASSOCIATION

Meeting Minutes of March 21, 2018

All Board Members Present. Meeting called at _5:45pm_

Attendees:

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|------------------------|
| Cindy Henderson 5230#3 |
| Sonya Hahn 5260#9 |
| |

Secretaries Report:

February 21, 2018 minutes motioned, seconded and passed.

Treasurer's Report:

Checking Account Balance as of 02/28/2018 \$22460.25

Money Market Account Balance as of 02/28/18 \$47081.70

Checks written tonight

- Hills(snow)\$1102.50
- Waste Management \$549.22
- Hindman Sanchez \$195.00
- American Family Insurance \$4386.74
- Xcel \$276.62
- LP's Custom Blg \$75.00(gutter repair 5210#2)
- City of Arvada \$4431.81

P&L updated and on website

18.5% Owner Rental

Information on Recycling received will be added to newsletter

Survey will be done on backflows in complex for any hazards to drinking water per letter from City of Arvada

Collections are good

No homes for sale

Asked attorney to stop legal fees. Letter will be sent asking as to why still coming out of dues 5220#3

Budget has been amended showing legal fees. Motioned, seconded and passed

18.5% owner/rental

Treasures report Motioned, Seconded and Passed.

Correspondence:

- 5250#7 sent letter to HOA about Electrical Work done on meter and asked if HOA could or would help pay for the cost of \$1617.22 as it does not state in

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Bylaws or Covenants that HOA will not. Secretary to send email to owner advising that there is an insurance matrix on the website that was passed by board to show what the HOA is to cover and what the Owner is to cover in each unit. Electrical meter work for one unit is not one of them.

- Call from Chun Lee for information on 5280#8 for refinancing. Consent form given by owner and Treasure responded with ledger for owner.
- Treasurer found a dues check of \$145.00 in car after 2 years with water damage. Will call the owner and advise about check and to ask for reissuance. 5230#1
- 5270#2 in February caught person throwing building material in dumpsters. Is not able to speak with authorities per Member at Large as of this meeting.
- President received call about bean bag in dumpster area. This was moved into bin.
- President spoke with attorney about Ice and Fall of child from 5270#4. HOA is okay as long as diligence is done and can be seen.
- Volunteer form received from attorney for a member of the board to be able to do work and HOA will not be liable.
- 5270#4 warned to move truck or it will be towed

Correspondence motioned, seconded and passed.

New Business:

- Camera for Dumpster to be given real though. Can use a hunting camera or ones that are solar.
- Date for Spring Walk Through needs to be set
- Gutter business needs to provide insurance and W9 to HOA
- Complaint of dog feces of 5270#4. Owner can be called into City of Arvada as it can be a hazard. Owner can be fined.

Open Forum:

- 5260#11 asked if she can spend \$50.00 for flowers or stepping stones for HOA to make outside look nice. This was motioned, seconded and passed for owner okay.
- Pampas Grass along 5210 back on 52nd needs to be cut down completely
- 5260#11 stated that spraying should be very little this year. Spraying was done 2-21-18 for weeds.

Next meeting to be held on the 18st of April 2018 at 5:45pm at Lance Clausen's 5270#5.

Meeting adjourned at 6:34pm. Motioned, seconded and passed.