

**SMOKY RIDGE MAINTENANCE ASSOCIATION
BOARD MEETING MINUTES**

Meeting place: Peakview Elementary School Library
Centennial, CO 80015

September 11, 2017

BOARD MEMBERS PRESENT: Kendall Barstad, Bob Glover, Stewart Stoddart, Sue Bumstead and Natasha Selwyn

BOARD MEMBERS ABSENT: Amelia Almazan and Mike Shaw

CPMG: Association Manager, Mark Dougal CAM, CMCA, AMS

Minutes taken and transcribed by Mark Dougal

Meeting called to order at 6:30 p.m. by Kendall Barstad after quorum was established.

Minutes: On a motion duly made, seconded and unanimously carried it was resolved to approve the regular meeting minutes from August 14, 2017 as presented.

Homeowner Forum:

There were 20 homeowners in attendance. Some were there to listen and observe. A few of them had received violation letters they wanted to address. One owner was there to speak with the Board about his approved ACC request that he was receiving violation letters about because his drawing did not match what was put in.

Manager's Report/ACC Log: The Board reviewed the written report.

Property Inspection Report/Hearings: On a motion duly made, seconded and unanimously carried it was resolved to assess the following fines: None

President's Report: Kendall addressed the drainage issue at the end of Himalaya that was previously brought up by an owner at a Board meeting. After researching the issue he concluded that it was a homeowner issue and not something the city or HOA would be responsible for.

Kendall also address some complaints he had received about CPMG and Mark Dougal not responding to emails or phone calls. Kendall stated that he had come to CPMG and met with Lynda Reifman, Jim Williamson and Mark Dougal about the complaints. After leaving the meeting he could not find any evidence that any of these claims were true.

Unfinished Business: None

New Business:

The Board gave a recap on the special meeting that was called on August 28th. They explained why the vote to amend their governing documents was postponed. This was largely due to incorrect information being sent out to home owners. Stewart Stoddart gave a Power Point

presentation on his preliminary draft of his 7 year plan to fund reserves and fund the large projects.

There was discussion about the ACC committee and Mike Shaw was appointed back to the committee after a motion was duly made, seconded and unanimously carried.

On a motion duly made, seconded and unanimously carried it was resolved to appoint Amelia Almazan to the open secretary position.

On a motion duly made, seconded and carried it was resolved to approve the holiday lights bid from Colorado Green Pros in the amount of \$660. Sue Bumstead abstains.

On a motion duly made, seconded and unanimously carried it was resolved to approve the 2018 budget with a 1.32% increase in homeowner dues per the CPI.

On a motion duly made, seconded and unanimously carried it was resolved to appoint Natasha Selwyn to chair the Social Committee.

The October Annual Meeting was discussed. Kendall's Bob's and Sue's position will be up for re-election at that time.

Financials: On a motion duly made, seconded and unanimously carried it was resolved to accept the August 2017 financials, subject to audit.

Correspondence: None

Executive Session: None

Adjournment: The meeting was adjourned at 8:55 pm. The next Board meeting will be held on October 9, 2017 at 6:30 pm. Location: Peakview Elementary School – Annual Meeting

Approved: _____

Date: _____