

Heritage Place HOA

Minutes

February 18, 2010 Board Meeting

Present: Ernest Joas, Mitch Albert, Charlie Dillon and Suzanne DeCarlo-Steele, as well as Karrie Ezell and Rick Ezell with AMA. There were five homeowners in attendance.

- The meeting was called to order at 5:15 PM.
- There was a hearing with a homeowner about a violation. The Board asked the homeowner to turn in the bids that the homeowner said they had for the repair that will resolve this violation. This violation will be tabled until the March Board meeting.
- Ernest Joas motioned to approve the January 21, 2010 minutes with no corrections. Charlie Dillon seconded the motion. Motion passed by a vote of 4 to 0.
- Mitch Albert gave his treasurer's report. Financials were reviewed and approved subject to audit.
- The accounts payables were reviewed and checks were signed.
- Suzanne DeCarlo-Steele motioned to hold the Association's Garage Sale on the weekend of May 15th-16th. Mitch Albert seconded the motion. The motion passed 4 to 0.
- Suzanne DeCarlo-Steele motioned to mail out the newsletter with the Rules and Regulations, and the newly adopted HB1359. Ernest Joas seconded the motion. The motion passed by a vote of 4 to 0.
- There were no ARC request's to review.
- There was a discussion on when, and by whom, the entrance grasses are to be cut. The Board decided to have something posted in the newsletter and website about needing volunteers.
- The Board reviewed the current progress of Mitch's "scope of work" for contractors. The main focus was on landscape maintenance for the 2010 season. Mitch is to send Agent all contractor information that he has to date.
- It was noted that there is small cracking in the some of the concrete pan that was poured in 2008.
- The Board feels that the some of the juniper trees at the Arapahoe entrance are not on private property, as once thought. The Board feels that these trees must be removed to allow for safe passing on the sidewalk at that location.

- Insurance coverage was reviewed. Ernest Joas motioned to approve the addition of upgraded fence coverage to the HOA's policy. Mitch Albert seconded the motion. Motion was passed by a vote of 4 to 0.
- The 2009 tax returns were signed. At this time, there was also a brief discussion about 501(c) organization.
- The next meeting is scheduled for March 18, 2010, 5:00 PM at Heritage Elementary.
- The Board went into Executive Session to review delinquent accounts and violations.
- With there being no further business, Ernest Joas motioned to adjourn the meeting. Charlie Dillon seconded the motion. The motion passed by a vote of 4 to 0. The meeting was adjourned at 7:45 PM.

These minutes may be posted or distributed prior to Board approval.