

APPROVED COPY

**DUTCH CREEK VILLAGE HOMEOWNERS AND RECREATIONAL ASSOCIATION
MEETING MINUTES OF THE BOARD OF DIRECTORS**

July 23, 2018

The Directors of the Dutch Creek Homeowners and Recreation Association, a Colorado non-profit corporation, met to hold their regular monthly meeting at the home of Denby Bruzas.

Attendance:

Board of Directors Present: Denby Bruzas, Raina Powell, Donna LeNoble, Jason, Rogers, John Wilber, and Jay Henkenberns

Board of Directors Absent: Jason Fish

Others Attending: None

Meeting: Called to order @ 7:10 pm by Denby Bruzas

Homeowner's Forum: No homeowners were present so the board moved on to approval of past minutes.

June Board Meeting Minutes: The motion was made and seconded to accept the June minutes as presented. The motion passed unanimously.

Treasurer's Report: Jay Henkenberns reported.

- 108 homes have not yet paid the for 6 months of trash collection beginning October 1. But the payment isn't due until September 1.
- Five homeowners still have not paid their HOA dues but he has spoken to them about this.
- A certified letter was sent the homeowners at 6522 regarding an outstanding fine for the late payment of the HOA dues.
- All expenses are in line. Only concern is the extra expenses associated with the pool start-up that Jay addressed last month.

Landscaping and Grounds: Denby Bruzas reported.

- One resident questioned why the Lilly Gulch green belt wasn't being mowed.
- John Wilber noted that spurge was spreading quickly in one of the green belts (**which one was this – I didn't write it down**). Denby will let Jim know about this so he can do some spraying.

- Raina commented on the invasion of thistles in the green belt west of the pool behind the Filing 3 homes. She will continue to cut them out when possible since Roundup won't kill them.

Pool: Jay Henkenberns reported in Jason Fish's absence.

- The need for routine pool maintenance (checking the chemicals, etc.) is about half of what it used to be because of the new filtration system.
- We may need to get a third chlorinator at a cost of about \$500.
- Jason Fish is still working on getting the pool and tennis court signs made and installed.
- Jay expressed concerns about large pool parties and feels like we need to do something to monitor / control these. Part of his concern stems from some groups not cleaning up after themselves. A number of ideas were tossed out. Should we require notice of a party of over 10 people so we know who to hold responsible if they leave a mess? How do we enforce it if we do require notice? Is there some way that parties could be used as a source of revenue for the HOA?
- All agreed that this was not an issue that needed to be resolved this year since the pool season would end in about 5 weeks, but that it needs to be addressed before next summer.

Architectural Committee: Donna LeNoble and Denby Bruzas reported.

- The Miller house on Calhoun is on the market for \$530,000.
- The home at 6679 West Polk Place recently sold to Toro Muco, LLC of Evergreen. Lots of work has been done on the house but the yard is still a mess, so a letter needs to be sent to them regarding this issue, watering times, etc.
- Denby had a discussion with Mike Townsend regarding issues with the outside of his house on W. Hoover Place. He has a list of items that he has agreed to address within the next 37 days and understands that if they are not done he will begin to be fined.
- The Walters have submitted plans to cover their patio.
- The home at 6326 S. Newland Court has a rollaway parked in front. The work they are doing appears to be inside, but they should have informed the ACC of the need for the rollaway and how long they plan to have it there.

Tennis Courts: Jason Rogers reported.

- The gates that are on the courts are temporary and will be changed out as soon as the custom-made new gates with the key card entry system arrive. Jason will check on the reason it is taking so long to get the gates.

- Denby and Raina noted that they had both gotten very positive feedback from residents regarding the new courts.

Website: Jason Rogers reported that there was nothing new with regard to the website.

Meeting adjourned @8: 26pm.

Next Board Meeting: August 20, 2018 @ 7:00 pm at Raina's house at 6565 West Hoover Place.