

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

February 13, 2012

The Directors of the Dutch Creek Village Homeowners and Recreational Association, a Colorado non-profit corporation, met to hold their regular monthly meeting at the Columbine Library large meeting room at 6 PM.

**Attendance:**

Board of Directors: Dale Cloud, Dan Dowell, Dave Landes, Eileen Parker, Jason Rogers, Ed Ryer, and Viet Tran

**January Board meeting Minutes**

The January Board meeting minutes were unanimously approved as sent by e-mail previous to this meeting.

**Treasurer's Report:** Dale Cloud

\*Balance Sheet as of January 31, 2012 (complete report attached):

Checking/Savings:	Vectra Checking	\$ 2,555.80
	Vectra MM Svgs	82,547.22
Reserve – Major Repairs		32,518.68
Reserve – Improvements		<u>9,004.58</u>
<u>Total Checking/Savings</u>		\$ 126,626.28
Accounts Receivable		
Receivables – Other		\$ 6,220.15*
Allowance for Bad Debt		<u>(4,000.00)</u>
<u>Total Accounts Receivable</u>		\$ 2,220.15
Liabilities, Current		
Vectra Bank Loan(12 mos)		\$ 10,919.27
Vectra Bank Loan – long term portion		<u>60,000.00</u>
<u>Total Liabilities</u>		\$ 70,919.27

\*change is due an accounting change due to a status letter on the sale of a home in which the sale didn't take place

**Delinquent Accounts:**

\*One of the outstanding accounts has been sold in foreclosure and the realtor has asked for the status report. We might recoup some of the loss. The other outstanding account resident is probably declaring bankruptcy.

Discussion on Reimbursement Request from Peterson's in Filing 2 for purchase of Christmas lights at their entrance: The bill was submitted with a request for the Board to consider paying (reimbursing them) for purchase of these lights. The HOA has paid the electricity for this Christmas light display at the entrance on Caley Pl. for the past two years. It was never approved by the Board but was paid at the request of the past President. Dan Dowell said that this is the only entrance in this community that has a separate electrical hook up that is owned by the Association. The cost this year was about \$30 for the electricity during December. Ed Ryer as the ACC Chairman expressed his approval for Filing 2's Christmas light display and wishes we could do something similar at every entrance. Others on the Board agreed that it enhances our community and should be encouraged. **MOTION** was passed unanimously – **The Association will reimburse for these lights BUT going forward, no reimbursement will be made for any expenditure which is not approved by the Board prior to purchase.** Also, this policy will be included in the next newsletter from the Board and added to the Policies where appropriate.

Amendment to Resolution 002-06, Collection Policy: Though the Board of Directors instituted a \$15 per month late fee for the dues in 2011, this was not added to the Resolution as it should have been for clarity purposes. In remedy of this situation: **MOTION: Per collection of annual dues, a \$15 late fee per month will be to all delinquent accounts.**

**NOTE:** at this time, Arnie Snyder came to our meeting and the Board allowed him to make a brief presentation regarding the concept for "Columbine Community Village." He is co-founder of the Washington Park Cares, Inc, the first Village to open in Colorado. The Village concept allows older people to live more independently and remain in their own homes, supported by a community of neighbors helping neighbors. Members have access to volunteer services, vetted vendors, social/educational events, and community interaction. The membership is voluntary with member dues within a 501(c)(3) tax entity (not for profit.) Mr. Snyder lives in Leewood. The Board asked him to send more information for the Directors to read. We will then decide whether or not to include information in upcoming newsletters.

2012-13 Budget Planning: Dale Cloud

Eric Friesen spoke to Mark Romero, the pool maintenance contractor, who said that he will need to raise the contract price this year. We have been paying the same price for several years. Therefore, Dale has increased that line item to \$5950. The Budget will be tight given the potential rise in water and electrical rates, too. **MOTION** was passed unanimously to accept the proposed budget for 2012-13 as presented.

**Water Use Agreement:** Dave Landes

- Still working on this issue (Mary Gearhart, Bud Schwab, and Dave Landes)
- Dilemma is working with current agreements but make incentives for the homeowner (from whom the Association uses water) to conserve, too
- Would like to add clause that the homeowner will pay something like "the average use amount" during the months that the Association pays for the water
- Will include information as to what maintenance or repair items the Association is liable for and which the homeowner is liable for
- Goal is to get started meeting with these homeowners and finalizing agreements this year

Water Use Agreement, cont'd

\*Dan Dowell will again talk with the contractor he has talked to before to get a current estimate for hooking up with the Filing 3 water tap at the Marshall entrance.

\*Viet Tran will bring this up with the new Filing 3 HOA Board.

**NOMINATIONS for Director Positions' Elections:**

Ed Ryer has spoken with a potential candidate who lives on Caley. Eileen Parker said that she is definitely not standing for re-election. Dan is willing to continue to serve if needed but definitely would like to begin training the next person for the job of Grounds/Landscaping Chairman.

**FILING 3 HOA BOARD:** Viet Tran

\*They have a new Board and have met three times.

\*The one trash pick-up company for their community is a definite plus from their dues. They pay just \$11/month for weekly pickup and bi-weekly recycling pick up.

\*They definitely want to work with our Board to see where we can work together (legal, collections, etc.)

Meeting Adjourned: 7:30 PM

**NEXT MEETING:** March 12<sup>th</sup> (Monday) 6 – 7:50 PM Columbine Library large meeting room