

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

February 19, 2013

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.

Attendance:

Board of Directors: Dan Dowell, Dave Landes, Jason Rogers, and Ed Ryer

Absent: Dale Cloud and Viet Tran

Other: Eileen Parker, Secretary and past Director

Committee Chairman: Frank McKinney (Facilities Improvement) and Jack Clark (Grounds and Landscaping, and Treasurer of the Filing 3 DCV HOA), Eric Friesen (Pool Manager, Filing 3 DCV HOA President)

Meeting called to order at 5:40 PM by President, Ed Ryer.

January Board meeting Minutes:

The January Board meeting minutes were unanimously approved as sent by e-mail previous to this meeting. They will be posted on the website.

Old Business:

* There seems to be less evidence of car repair work being done at 6352 S Newland Ct (subject of homeowners' complaints in Oct.)

*Frank McKinney was given ok from the Board of Directors to look into ways the HOA might address the on street parking situation of which the Board has received numerous complaints over the years (e.g. many cars from homes that are parked on driveways and flow over into the street.)

*Jason Rogers reiterated that we really need to try to get homeowners' email addresses so sending out reminders of ACC Requirements would go to more homes. He will send out a reminder to those for whom we do have email addresses, however.

*ANNOUNCEMENT: A section of the fence that blocks the east end of W Caley Place: Ed Ryer was told by one of the homeowners that it is considered by Deed to be a part of the property of each of the adjacent homes on W Caley Pl (6359 and 6360). Therefore, the Master Association isn't liable for its repair/replacement.

Treasurer's Report: Ed Ryer in Dale Cloud's absence

BALANCE SHEET:

*Balance Sheet as of January 31, 2013 (complete report on the website):

Checking/Savings: Vectra Checking	\$ 1,265.46
Vectra MM Svgs	43,741.21
Reserve – Major Repairs	41,915.56
Reserve – Improvements	<u>12,714.83</u>
Total Checking/Savings	\$ 99,637.06
Accounts Receivable	
Receivables – Other	\$ 3540.00
Allowance for Bad Debt	<u>(4,500.00)</u>
Total Accounts Receivable	\$ -960.00

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Liabilities, Current	
Vectra Bank Loan(current portion)	\$ 3,660.20
Accounts Payable	-279.55
Income Tax	28.00
<u>Total Current Liabilities</u>	<u>\$ 3,408.65</u>
Liabilities, Long-Term	
Vectra Bank Loan	\$ 44,191.70

After discussion of the Profit Loss Report that showed money left over after expenses in this 2012-13 year (barring any unforeseen late invoices,) **MOTION:** It was moved by Director Dowell and seconded by Director Rogers that the Master Association pay the Filing 3 HOA \$1997.70 that they spent on the L & M contract for mowing of common areas in Filing 3. It was passed 3-1: Ed Ryer – negative; Dowell, Landes, & Rogers – affirmative.

MOTION: It was moved, seconded, and passed unanimously to accept the Financial Report as presented.

BUDGET for 2013-14: Ed Ryer in Dale Cloud’s absence

*Draft #2 showed an excess of \$219 after expenses; however, we just received a proposed contract from L & M Landscaping which would reflect the additional professional mowing as discussed previously (Dowell: moving more to contract mowing and away from volunteers as discussed by the Board over the past 2.5 years; still leaving some volunteer mowing this coming year.)

*Jason Rogers noted, too, that the website hosting cost will be \$107.88 instead of \$50 as in Draft #2.

*After discussion of additional ways to cut the expenses (e.g. Administration rarely spends as allotted, Grounds & Landscaping Chair, Dowell, is usually able to make adjustments as the season progresses, etc.) - **ACTION:** The Board will receive Draft #3 from Dale Cloud with these adjustments at the March Board of Directors’ Meeting.

Update on Motion (January) for Treasurer, Dale Cloud, to purchase updated QuickBooks Pro: Cost was \$240

Annual Meeting Preparation: Ed Ryer

*Columbine Library Large Meeting room has been reserved for April 20th for a 1 PM start.

*We have a potential candidate for one of the three Directors’ positions and the one vacancy – Donna LeNoble has said that she is interested. Ed asked everyone to continue to identify potential Directors and try to recruit them. The attendees would very much like to see at least 1 person from each of the Filings (1, 2, & 3) as Directors.

*Agenda: Financial Report – End of Year and Budget for 2013-14; A letter with the meeting date/time and with a Summary of 2012-13 Finances and of the Budget as approved by the Board prior to the Annual meeting should go to the homeowners no later than 2 weeks prior to the Annual Meeting. Eileen will send it out with the financial information coming from Dale Cloud.

*The Directors voiced the desire to be able to identify some funds from the Improvement Funds and Reserves for Repairs as a means to pay for further improvements (repairs such as replacing worn toilets, sinks, counter tops, etc.)

Recreation Facility Improvements: Frank McKinney

*Frank McKinney showed the Directors a “Wish List” for continued Recreation Facility Improvements (e.g. another shade shelter, bathroom improvements, bike rack, etc.) He will attempt to put some cost estimates to these items prior to the March Board of Directors’ Meeting.

Filing 3: Jack Clark and Eric Friesen

* Homeowners’ Meeting coming up this week

*Working still on the Underground Drain to understand why and what and when of it all.

*Identifying various options for repair/replacement of the exterior boundary fence

*3 homes in Filing 3 are in foreclosure proceedings

Meeting Adjourned: 7:28 PM

NEXT MEETING: March 19th; 5:30 PM, Columbine Library Large meeting room