

Carriage Homes at Stapleton
Board of Directors Meeting Minutes
Meeting held Sam Gary Library
2961 Roslyn St.
March 27, 2018

Meeting called to order at 3:55 p.m. by Linda Cotton. Quorum of the Board of Directors established. Minutes were taken and transcribed by Amber McCurdy.

Board members present: George Rosenberger, Linda Cotton, Dexter Meyer and Dan McIntosh.

CPMG Staff: Amber McCurdy, Association Manager

Homeowner Forum: 9803 E. 26th ave. New owner attended just to introduce himself and meet the Board.

Meeting Minutes: January 31, 2018

- On a motion made by Dexter Meyer, seconded by Linda Cotton and unanimously carried it was resolved to approve the minutes.

President's Report: Community is on track for snow. The walkthrough with the crew was very helpful.

Manager's Report: The Board reviewed the report.

New Business:

- **Balcony Repair Proposals:** On a motion made by Dan McIntosh, seconded by Dexter Meyer and unanimously carried it was resolved to table this item in order to get the proposal from Pro Way services.
- **Window Repair Proposals:** On a motion made by Dan McIntosh, seconded by Dexter Meyer and unanimously carried it was resolved to table this item in order to confirmation from Pro Way Services that the scope of work covers all repairs needed.
- **Landscape Proposals:** On a motion made by Dan McIntosh, seconded by George Rosenberger and unanimously carried it was resolved to approve Metco landscape contract for 2018 in the amount of \$24,420.00.
- **Tree Maintenance:** On a motion made by Linda cotton, seconded by Dexter Meyer and unanimously carried t was resolved to table this item in order to get additional information on the essential watering and to see if Metco can do the tree maintenance.
- **Governing Document amendments:** On a motion made by Dexter Meyer, seconded by George Rosenberger and unanimously carried it was resolved to table this item in order to have the document reviewed for additional changes that may be need and to find out if they can remove the maintenance chart.

Financials/Legal:

- **February 2018 financials:** On a motion made by George Rosenberger, seconded by Linda Cotton and unanimously carried it was resolved to approve the February financials subject to audit.
- **Attorney Status Report:** The Board reviewed the report.

Correspondences:

- The Board reviewed the request by the owner of 10311 E. 26th Ave. to store their trash can outside of the garage. The trash can must be stored inside the garage in accordance with the Associations rules. Owner must submit an architectural request to install vents in the garage.

Architectural Requests: None


Inspection report:

- **10311 E. 26th Ave.-** On a motion made by Dan McIntosh, seconded by Dexter Meyer and unanimously carried it was resolved to assess a \$50.00 fine per the 2nd notice of violation as the owner did not attend the hearing.

Adjournment: 5:55 p.m.

Next Meeting: May 22, 2018 at 4:00 PM at the Sam Gary Library.

Minutes approved:



President

5/22/18

Date