

## Woodgate Terrace Homeowners Association Inc

Board of Directors Meeting Minutes

February 28, 2018

Shalom Cares

14800 East Belleview Drive,

Aurora CO 80015

5:00 PM

Meeting was called to order at 5:00 p.m. by Dick Thompson. Quorum of the Board of Directors established. Minutes taken and transcribed by Virginia Johnson.

**Board members present:** Dick Thompson and Lonnie Tyler and Brad Pierce.

**Board members delayed:**

**CPMG Staff:** Virginia Johnson, Association Manager

**Contractors:** None

**Homeowner Forum:** 0 homeowners in attendance

### Approval of Meeting Minutes:

- **Motion:** To approve the January 28, 2018 meeting minutes as written was made by Brad Pierce, seconded by Lonnie Tyler and passed unanimously.

### Association Manager's Report:

Virginia provided update on daily operations.

- **Motion:** to approve the Denver Concrete bid to replace the driveway at 4804 S Eagle Circle for a total cost of \$4,095.00 minus 125.00 for joint work with Woodgate Precedent was made by Dick Thompson, seconded by Lonnie Tyler and passed 2-0 with Brad Pierce abstaining because it is his driveway.
- **Motion:** to ratify the board's decision to approve the ac request from 4834 to replace the garage door with a like for like door was made by Dick Thompson, seconded by Lonnie Tyler and passed unanimously.

**Information:** The Board was informed about the change in Designated Manager for CPMG, Lynda Reifman will be the designated manager starting January 1, 2018.

**Discussion:** regarding the change of meeting place since Shalom Park has asked all HOA's to find another space. Meetings will be held at the home of Dick Thompson and notice was sent to all homeowners as well as posted on the CPMG web site.

**Discussion:** the board discussed the parking at the mailboxes. The consent was to stripe the spaces and mark two in front of the mailboxes for mail pick up and drop off only.

**Discussion:** The board requested CPMG to develop an electronic newsletter and send to all homeowners that have provided their emails and also post on the web site.

**Review:** the board reviewed the work orders and the violations report for the month.

### Financials/Legal:

- **Motion:** To accept the December Final 2017 and January 2018 financials as prepared by CPMG, subject to audit, was made by Dick Thompson, seconded by Brad Pierce and passed unanimously.

**Review:** The Attorney Status Report was reviewed

**Board Reports:** None

### Architectural:

- **Motion:** to approve the installation of lights for security purposes at 4998 S Eagle Cir was made by Dick Thompson, seconded by Lonnie Tyler and passed unanimously

**Next Board Meeting:** March 28, 2018 at 5:00 PM

**Adjournment:** 5:48 p.m.