

Woodgate Terrace Homeowners Association Inc

Board of Directors Meeting Minutes

April 26, 2017

Shalom Cares

14800 East Belleview Drive,

Aurora CO 80015

5:00 PM

Meeting was called to order at 5:05 p.m. by Lonnie Tyler. Quorum of the Board of Directors established. Minutes taken and transcribed by Virginia Johnson.

Board members present: Lonnie Tyler, Dick Thompson, and Chris Fox.

Board members delayed: None

CPMG Staff: Virginia Johnson, Association Manager

Contractors: None

Homeowner Forum: 0 homeowners in attendance

Approval of Meeting Minutes:

- **Motion:** To approve the March 22, 2017 meeting minutes as written by previous management company was made by Dick Thompson, seconded by Chris Fox and passed unanimously.

Association Manager's Report:

Virginia provided update on daily transition operations.

- **Motion:** to approve the CPMG Records retention Policy and instruct CPMG to destroy all records older than three years other than those they are required by law to maintain, was made by Chris Fox, seconded by Dick Thompson and passed unanimously.
- **Discussion:** to Board discussed calendar of Board meetings and CPMG will post on website.
- **Motion:** to approve the draft Maintenance and Insurance chart and make available on the website was made by Lonnie Tyler, seconded by Chris Fox and passed unanimously.
- **Discussion:** CPMG workshop will be held on June 6, 2017 and all board members are invited for this educational workshop.
- **Discussion:** South Eagle Circle needs to be repaired to smooth asphalt. Board requested two bids for asphalt and some cement work around the property. Areas will be addressed on walk on May 4 with Landscaper.
- **Discussion:** In an attempt to control the water bill the board is working with JBK to not turn on sprinklers until mid-May and turn off two weeks early and water twice per week.

Financials/Legal:

- **Motion:** To accept the March 2017 financials as prepared by Cherry Creek HOA Professionals, subject to audit, was made by Dick Thompson, seconded by Lonnie Tyler, and passed unanimously.
- **Motion:** To accept the March 2017 financials as prepared by CPMG, subject to audit, was made by Dick Thompson, seconded by Lonnie Tyler, and passed unanimously.

Board Reports:

The Board would like to better understand the water bills, and CPMG will provide information.

Architectural: Motion: None.

Correspondence: None

Hearings:

Adjournment: 6:13 p.m.

Next Meeting: – Next Board Meeting May 24, 2017



Minutes will be approved at May 24, 2017 Board Meeting

