

Minutes from the Homeowners Association Board Meeting for Village at Monument
February 2, 2017
Monument Sanitation District Conference Room

The meeting was opened by President Joanna Anaradian at 6:25 p.m.

ROLL CALL: Roll call was taken by use of a sign-in sheet. Those Board members present were Joanna Anaradian, Sonya Camarco, Paul Baerman, Phil Savage, and Vinay Bhumannavar. HOA member Laura Kronick was also in attendance.

PROOF OF NOTICE: Joanna noted that this meeting was announced via email, in the billing notice, and on the website.

OPENING DISCUSSION/ANNOUNCEMENTS: None.

READING OF MINUTES: Joanna Anaradian stated that the previous board meeting minutes were posted on the website. A motion to approve same was made by Vinay Bhumannavar and seconded by Paul Baerman. They were unanimously approved by those present.

REPORTS: Sonja Camarco, treasurer presented the year-to-date treasurer's report for review. Paul Baerman made a motion for approval and Phil Savage seconded. The report was approved unanimously.

Sonya also noted that annual charges paid to the Town of Monument for the backflow valves in our irrigation system have been increased from \$45 to \$155, an indicator of the rising cost of water.

OLD BUSINESS:

- Roofs on the west side were inspected by Infinity Roofing in December as part of annual maintenance. Minor damage was found on three roofs and repaired.
- The decision was confirmed not to add to the common landscaping areas either rock or mulch this spring due to cost. This decision will be reconsidered at the end of our fiscal year.

NEW BUSINESS:

- Several fences have been repaired by Aspen Fence Company after damage due to the January wind storms. HOA members are reminded to report any fence damage to the HOA so repairs and payment can be bundled under one contract.
- Volunteers are being sought to assist in the spring 2017 walk-through and repair & maintenance assessment conducted annually. Contact Joanna if you can help.
- No more landscaping payments will be made to High Country Landscaping, AKA Dail and Son, due to its failure to fully comply with last year's contract. If it takes any action against the HOA, the HOA Board will reexamine this decision. Metco Landscape Inc. has taken over all snow and landscaping responsibilities.

- Several HOA members are again volunteering to assist neighbors with minor maintenance work not covered by HOA responsibilities. Contact Joanna or Vinay for more information.
- A homeowner reported ceiling damage from last March's snow storms. After reviewing all information concerning this issue, it was confirmed that this is a homeowner responsibility, not an HOA responsibility.
- HOA members are reminded that HOA by-laws, as well as Town of Monument ordinances, state on street parking is permitted although vehicles **which do not move** under their own propulsion during a three-day period or longer can be towed unless notification is requested of the HOA Board. On the west side, the parking space at the western end of the quadrangle of houses, is reserved for the exclusive use of the quadrangles residents for drop off, delivery, pick up, etc., of a temporary nature.

ADJOURNMENT: The meeting concluded at approximately 7:10 p.m.

Paul Baerman
Acting Secretary