

Nelson Farm Homeowners Association

BOARD OF DIRECTORS MEETING MINUTES

June 22, 2014

CALL TO ORDER

The Board of Directors meeting was called to order at 6:32 p.m. at the office of CAS. Board Members in attendance were Barb New, Mark Remmers, Thomas Siconolfi, Harvey Hotto, Benjamin Belt, and Mark Pfaffinger. A quorum of the Board was established. Briana Lasher, CMCA® was present representing Colorado Association Services, AAMC®.

OPEN FORUM

Ed Kalin was present at the meeting to discuss improper use of the Tennis Courts. He wanted to bring to the attention of the Board that members have been roller blading on the newly re-surfaced courts. The Board is going to make sure that proper signage is on the main gate to hopefully stop people from doing such activity on the courts.

MEETING MINUTES

The Board reviewed the meeting minutes from the May 12, 2014 meeting. Tom Siconolfi motioned to accept the minutes as presented. Mark Remmers seconded and the motion carried unanimously.

FINANCIAL REVIEW

The Balance Sheet; Income and Expense Statement and Delinquency report were reviewed by the Board and all questions or concerns were addressed.

The Board of Directors reviewed the Delinquency report and noticed that there was an error when posting late fees. The Board instructed Briana Lasher to review the list and waive any late fee posted to an account if they paid their assessment before June 1st, 2014. The waiver of fees is in line with what the current Collection Policy states for the Association.

ASSOCIATION BUSINESS

Tom Siconolfi motioned to replace the missing windscreens on the west side of the tennis courts. The cost for the screens will be \$840.00 and the work is to be completed by Evergreen Tennis. Harvey Hotto seconded and the motion carried unanimously.

The Board discussed the Fourth of July Party at the pool. Harvey Hotto and Tom Siconolfi are going to do the shopping for the supplies. They will purchase the supplies and submit for reimbursement. The Board approved the same budget for Splash as last year to purchase games, prizes and guards.

Glenn Gray presented the Board with a proposed Website/Newsletter Policy. Mr. Gray asked the Board to consider adopting the policy that will clearly outline what the Association will allow on the website and in newsletters. The Board reviewed the proposal and wanted to add a few more items. Harvey Hotto volunteered to update the policy and send it to the Board for further review.

Mark Pfaffinger was asked to talk about the Reserve Study he presented at the Annual Meeting. The Board would like to form a Reserve Study committee to see if it would benefit the Association to just do an in house Reserve Study instead of hiring a Reserve Study company. The Committee would be in charge of talking to experts regarding all of the big ticket items that need to be budgeted for. Harvey Hotto and Tom Siconolfi agreed to start reviewing the document Mark drafted.

NEXT MEETING

Monday August 25th at 6:30 pm at CAS

ADJOURNMENT

The meeting was adjourned at 8:25 p.m.

At the direction of the Board, minutes were taken and transcribed by Briana Lasher, CMCA[®], Community Manager for the Nelson Farm Homeowners Association, proudly managed by Colorado Association Services, AAMC[®].