

THE VILLAGE AT HIGHLANDS RANCH

April 9, 2019

This meeting of the Board of Directors was called to order at 12:55 P.M.

Quorum

Pat Morrison Roy Liljehorn Roch McGrath Dee Zall Rich Arbogast

John O'Leary was present for the Painting Committee.

Chris Dunn was present for Perennial Landscape.

Randy Watt was present for the Managing Agent, WSPS, Inc.

Approval of Minutes

The minutes of the Board meeting held on March 12, 2019, were unanimously approved.

Homeowners' Forum and Guests

There were none.

Architectural Review Committee (ARC)

- A. Updates: The ARC report was reviewed.
- B. Other: It was noted that HRCA permits the keeping of 4 chickens per home. The board will discuss the Village options with ARC at another time.

Landscape Maintenance

- A. Perennial Updates: Mr. Dunn reviewed his report.
- B. Contract Applications: Fertilizer and pre-emergent weed control applications have been completed and are included in the maintenance contract at no additional cost.
- C. Tree Replacements: Trees removed last December: 5737 will be replaced after the threat of heavy snow subsides; 5766 has selected his tree and wants it planted in April if possible.
- D. Turf/head Replacements: Approved at 5746, 5756, and 5774 to include replacement of HE nozzles at a cost of \$3,200.
- E. Other: Mr. Dunn will provide a cost estimate to replace all HE nozzles. Original watering times will be returned with attention paid to areas that tend to be too wet historically.

Management Report and Financials

- A. Financials and Disbursements Were Reviewed. Mr. McGrath will compile a Cash accounting of monthly expenses.
- B. Other: The board agreed to combine the Reserve Accounts to the US Bank reserve account. The US Bank Signature Card was updated.

Old Business

- A. Painting Updates: 1. 5765- The board agreed that the 3' wall behind the home, not part of the original construction, should be the homeowner's responsibility to maintain/paint. 2. Guard House- The board approved an addendum to the painting contract to address the rotting window sills (\$225). Color selection for Guard Houses was to be white. 3. Paint Selection Forms- Mr. Liljehorn reported all but 3 forms received from homeowners in phase 1 paint cycle. For phase 2 and 3 a line item should be added to the form for shutters.

New Business

- A. Request for Reimbursement: The board agreed to reimburse 5745 for the removal of an HOA tree that fell on the home during the March blizzard (\$550).
- B. Street Plowing: The board agreed that the cost would be prohibitive to pay to have the county street plowed.
- C. Newsletter Input: Nothing new at this time.

Adjournment

There being no other business to come before this meeting, upon motion duly made, the meeting was adjourned at 3:00 P.M.