



THE VILLAGE AT HIGHLANDS RANCH SUBASSOCIATION



Board of Directors Meeting
9099 Greenspointe Highlands Ranch, CO 80130
July 12, 2022

This meeting of the Board of Directors was called to order at 9:29am at the 9099 Greenspointe. Prior notification of meeting location was made in The Village Newsletter and on association website.

Quorum

Rich Arbogast Dee Zall Gene Kissinger Roy Liljehorn Sherry Hitzaler
Cheryl-Ann Adams was present for the Managing Agent and Paul Laird from PMI Denver Metro, Inc.
A motion was made by Roy Liljehorn for Sherry Hitzaler to continue Roch McGrath's term as a Board of Directors. Dee Zall seconded the motion. Motion Approved.

Homeowners' Forum and Guests

No owners were present at this time.

Approval of Minutes

The minutes of the Board meeting held on June 14, 2022 were unanimously approved.

Landscape Maintenance

Chris Dunn with Perennial Landscape was present to discuss mite damage to the sod around the community and give a monthly update. The summer prune will take place on July 25nd, notices will be sent to all owners to sign up for the "No Prune List" responses to be received no later than July 22nd from homeowners. Chris will present the Board with a proposal to add rock to areas that are bare or have landscape fabric showing in common areas. The Board also requested an updated landscape contract for 2022-2023

Architectural Review Committee (ARC)

- A. ARC Update: Process to gather input from adjoining neighbors for ARC requests. Tony Hjelmstad was present to discuss any updates.
- B. Fall Walkthrough: Status of issues at 8925, 5764, 5755, and 8925.

Management Report and Financials

- A. Financials and Disbursements: The financials were not reviewed at this time. The Board of Directors will attend training on new software system for HOA invoices. PMI will offer dates to Board members for upcoming training at their offices.

Old Business

- A. Fence Post Replacements: Rich Arbogast updated the community of the 43 repaired/braced fence posts along and Glen Eagles.
- B. Guard Shack Doors are awaiting installation date. Mike Davis will contact Rich Arbogast for access.
- C. FHA 55+ Community Disclosure forms were discussed and determined how many signatures were left before completion.

New Business

- D. Roy Liljehorn discussed shredding of old HOA documents that was passed along from Roch McGrath over the years. Cheryl-Ann will send Roy a list of nearby shredders for his use.

Adjournment

There being no other business, upon motion duly made, the meeting was adjourned at 10:03AM.