

The Village at Mountain Ridge
HOME OWNERS ASSOCIATION - BOARD OF DIRECTORS
MONTHLY MEETING MINUTES May 9, 2016

I. CALL TO ORDER AND ROLL CALL

The May 2016 meeting was called to order at 6:34 p.m.

II. ESTABLISH A QUORUM

A quorum was established.

Directors Present: Brent Morrison, Mary Engstrom, and Harold Noyes were present. Linda Sandgren provided her proxy to Brent Morrison. Others Present: Jim Crigler of Maximum Property Management, Property Manager

III. APPROVAL OF PREVIOUS MINUTES

The minutes for the March 2016 and April 2016 meetings were approved as written.

IV. HOMEOWNER FORUM

- Owner from 281 White Ash and 136 White Ash attended the meeting.
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V. REPORTS OF OFFICERS

President:

- None
- The financials were approved as presented. Maximum reported that the HOA is under budget for 2016 to date.

Property Manager:

- None, part of agenda.

VI. OLD BUSINESS

- Maximum reported that the tree trimming for the Iowa Drive and Washington entrances is now scheduled for the week of May 23. Weather has put this project back.
- Maximum reported that the issue of parking a recreational vehicle at 168 Eagle Drive has not occurred since the violation was sent out in April.
- The drive-by meeting for the Board will be done on June 6.
- No one has yet to volunteer to manage the summer community event. The Board will continue to try and find someone to manage the event.

VII NEW BUSINESS

- Brent reported that the proposed annexation for property adjacent to Village at Mountain Ridge is being done by the family who owns the land. They want to build two homes on the property for family members and the annexation will allow the homes to receive City services. The City will acquire an easement on the property. Concern was expressed that although this seems to be a non-issue to Village at Mountain Ridge at this time things could change and it could become an issue. The Board will get updated information on this issue to direct what, if any, action they may want to take.
- The Resolution for paint color approval in Village at Mountain Ridge was reviewed. The Board approved adopting this Resolution effective July 1, 2016. Maximum will prepare the resolution for signature.

VIII AD HOC

- Residents expressed concern regarding the speed of automobiles in the community. Ideas to help control the speed of drivers were discussed. The Board President advised that this issue had been evaluated in the past and at that time no action regarding speed bumps or any other form of traffic control was pursued. City representatives had advised that there are issues with speed bumps (snow removal, not popular among all residents, etc.) and that the Village of Mountain Ridge streets are not wide enough for islands on the streets. Maximum will ask the Golden Police Department what kind of studies they can do regarding traffic at Village at Mountain Ridge. Information such as speeds driven in the neighborhood, frequency of high speeds, etc. could be useful to the Board regarding speed control.
- The inadequate treatment of weeds at the entrance was discussed. Maximum had contacted the HOA landscape contractor regarding spraying for weeds and it had been done the morning of May 9. The results will be monitored and the Board will meet with the contractor before next Spring to have additional specific treatments for weeds at the entrances included in the contract.
- The Board may look into the architectural guidelines regarding shake shingle roofs in the future.
- Three residents who had been considering joining the Board advised that they are interested in being Board Members. They are Erin Howe, Ann Grodnik, and Michele Minihane. The Board approved their becoming Board members.
- The next meeting will be in June 6, 2016.

ADJOURNMENT

There being no additional business to bring before the Executive Board, the meeting was adjourned at 7:55 p.m.