

Minutes

SCHOA

May 21, 2015

Call to Order: 6:35 PM

Attendance:

Bob Schultz
Michael Morrey
Stephen Barndt
Tim Ramsey
Mario Sericolo
Management Company Representative — Don Campbell

Homeowners in attendance: 6

The board (several months ago) changed the previous order of business so that members of the community are able to ask their questions and deliver their comments at the beginning of the meeting rather than at the end so they don't have to sit through the meeting and are able to leave after the member forum if they wish. (Of course they are always welcome to stay and observe if they so choose).

Open Forum: 6:40 PM

Guests—about 6 homeowners attended the meeting to observe. Discussion ensued regarding rules about street parking, and the use of tow stickers for enforcement of the rule etc. etc. These questions have been asked and answered many times and the board went through the answered one moiré time. As it turned out the homeowner who started the discussion was simply not happy that the board had denied his special request to allow his family to park on the street and so he was protesting that decision. One other homeowner requested the board look into a monument sign for the Brookfield neighborhood.

Minutes: 7:06 PM

Motion made but NOT seconded to approve the minutes from the March meeting; these will be tabled to discuss again at the next board meeting. Motion made and seconded to approve the minutes from the April meeting; approved as amended.

Committee Reports:

1. **Crime watch committee:**
 - No Report
 - Deputy P. spoke about looking for “homeless camps” in tree areas as reported via email... he found nothing. He does want to remind everyone NO FIRES in those areas—it is difficult for responders to get back there.
2. **Budget Committee:**
 - No Report
3. **Community Events Committee:**
 - No Report

Officers Reports:

- No Report

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Management Report:

- Violation and Collection Reports are emailed to board members prior to meetings to save paper costs and to give board a chance to preview. Board members are asked to let us know if they want paper copies at the meeting.
- **Collections report:** Delinquent percentages down from March 23% to April 18%
- **Violation report:** March 85 letters were sent; April 178 -- the violation synopsis report goes onto the website each month so that members can see that they "are not the only one receiving a letter".

Regular Business: (items discussed and decisions made between meetings)

- None.

Old Business:

- Board wants irrigation zones and landscape maintenance services "shut down" to the corner of 176th and Gem Heights Drive. Silver Creek has been maintaining this property (which it does not own) for several years just to keep an appearance... The board has determined that since the development of the Silver Creek Apartments (not part of Silver Creek HOA) is going forward and should start soon, the HOA does not need to pay for these services any longer. The manger has attempted to make further contact with the owner and talked with the future manager of that apartment community asking them to take over those services for their property – to no avail. Board moves to shut it down – motion seconded – approved.

New Business:

- none.

Motion to adjourn to Executive Session: 7:50 PM

Recall regular meeting to order (out of Executive Session): 8:30 PM synopses of decisions made:

- One homeowner wanted to address the board privately regarding his account. Board decided on a payment plan with him. He will be notified of the details of that plan.

Meeting Adjourned. 8:35 PM