

Minutes of the CKS/E HOA Board Meeting on 1-14-16
Recorded by Loreen Hannan

Meeting called to order at 7:04 pm

Board members present: Larry Major, Tom Majcen, Loreen Hannan, Gary Englebright, Al Nemes, Dan Tillapaugh, Lorenzo Sammauro and Don Huff.

Residents present: Pat Dehne, Annie Berger, Brandon Moore, Jeff Stewart, Thomas Champlin and Marti Shelledy.

Special Guest: Deputy Gordon Neuenfeldt - Jefferson County Sheriff's Office. The Neighborhood Watch Program is currently nonexistent and the private social network Nextdoor.com (www.nextdoor.com) has become the link between residents and law enforcement in Jefferson County. The website is for neighbors only and is protected by your password which is private to the user. The Sheriff's Office has a link to report Crime and Safety in our neighborhood of Jefferson County. This new website was started in the last five years and is currently used in other locations around the Denver area. Deputy Gordon Neuenfeldt shared with the Board and guests that this communication has been more effective than the traditional Neighborhood Watch Program which was started several decades ago. He also recommended for everyone to sign up for and make an account online for the Code Red Jefferson County alert system that notifies the residents about more serious and emergency situations.

President's Report: I signed the Editor Letter of Agreement 2016 renewal contract for our Scroll publisher and took it to Kristy Monroe for her signature and picked up the extra CKS/E Scrolls to give out with the HOA Thank You Letters shortly after Christmas. I signed our renewal contract for legal services with HindmanSanchez for 2016 and got it mailed out the last week of December 2015. Also would like thank Dan Tillapaugh for helping me with taking down the Christmas entrance decorations after the holidays.

Approval of the Minutes: A motion was made and passed by the CKS/E Board to approve the December 10, 2015 Board Meeting Minutes as printed.

Treasurer's Report: A motion was made and passed by the CKS/E Board to approve the December 2015 Treasurer's Report as submitted.

Parks: See separate report in this Scroll.

Membership/Blockworkers: Presently, 398 members, or 52.4% of the households, have paid their yearly CKS/E HOA dues. We have 68 fewer dues paying members than at this time last year. Dues Reminder Letters will be mailed out in early February. The Board would like to thank those residents who have already sent in their 2015/2016 dues and supporting our CKS/E HOA.

Traffic/Neighborhood: Jefferson County Sheriff's Deputy Gordon Neuenfeldt came to the January HOA meeting and spoke about the Neighborhood Watch Program and also answered some questions about regulatory requirements associated with portable basketball stands located on sidewalks and/or street curb areas. The second half of the article on "Home Security – Make Your Home Safe & Sound: Doors Part 2 submitted by Don Huff, will be printed in the February Scroll.

COHOPE: See separate report in this Scroll.

ACC: See separate report in this Scroll.

Special Events: The next sponsored CKS/E HOA event will be the annual Easter Egg Hunt that will be held on Saturday morning, March 26, 2016. The Board would like to thank Marti Shelledy and Sheri Bezzant for co-chairing this special HOA event. The budget of \$600.00 has been previously approved by the Board and the Parks Committee will be obtaining a Parks Permit for West Laurel Park for the Easter Egg Hunt. More information will be included in the February Scroll advertising this event.

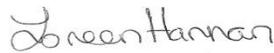
Old Business: The Board has continued discussions on the removal of the remaining evergreens and the cleanup in the monument entrances. Al Nemes presented to the Board three estimates that were submitted for review. A motion was made and approved to accept the bid from Natural Tree Care Company to complete the remaining landscape improvement cleanup for the NW and SW corner at S. Pierce Street/W. Fairview Drive and the SW corner and NW corner of S. Pierce Street/W. Elmhurst Ave. The work will be scheduled to be completed very soon, possibly in January, weather permitting. Al Nemes presented to the Board a copy of the Official CKS/E HOA archive website www.cksearchives.org final draft for review. A motion was then made and approved to accept the new updated modernization draft edits for the CKS/E website and will be implemented in January or by the end of February.

New Business: Al Nemes reported that in the month of December, there were no legal fees submitted from the HindmanSanchez legal firm. Gary Englebright (Treasurer) informed the Board that the software used for the CKS/E HOA accounting/books is in need of updating. The motion was made and approved to budget up to \$300.00 for the purchase of upgrading the QuickBooks software. A motion was made and approved to have Larry Major include a press release letter from the Colorado Parks and Wildlife, District Wildlife Manager, regarding a bull elk that had taken up temporary residence in our neighborhood for the past month or so. Unfortunately, the CPW had to euthanize the elk on January 1, 2016 while it was in W. Laurel Ave. Park because of safety concerns. Look for this letter from the CPW in this Scroll. The Board has been reviewing and discussing the written comments that have been received through the month of December from the 2015/2016 Comments/Suggestions form during the October 2015 dues drive. The Board would like to thank everyone for sending in those Comments/Suggestions. The Board's responses related to the Parks Committee will be addressed in the February Scroll. The remainder will be addressed in the March Scroll. The Board made a motion and it was approved to accept Colorado Data Mail's bid for the estimated project cost of

\$471.00 for the 363 Dues Reminder Letters that will be sent out in early February. The Agreement Proposal for the tree spraying company, A-1 Tree Service, is up for renewal in January, 2016. The Board discussed and agreed on the services that they would perform on spraying the rocks and cracks around the entrance perimeters and spraying all 6 entrances which includes picking up trash. A motion was then made and approved to accept the proposal for a fee of \$600.00 per service for 5 times spraying throughout the spring, summer, and into fall for a cost of \$3000.00. Al Nemes presented a letter from Diane Duffey, President of the “Daniels Welchester” Neighborhood Association, regarding information about a proposed rezoning request from the Jefferson County Commissioners for a five-building, 72 bed memory care facility to be built in their neighborhood. After the Board had discussions about this proposal, it was agreed that Al Nemes (ACC) would send an email letter representing our CKS/E HOA opposing the proposed rezoning to the Jefferson County Commissioners Office.

Next HOA meeting: February 11, 2016 Deer Creek Community Church, 7p.m.

The meeting was adjourned at 10:05 pm.



Loreen Hannan
CKS/E HOA Secretary