

Minutes of the CKS/E Annual Meeting on September 13th, 2018

The meeting was called to order at 7:00 pm.

Board members present: Tom Majcen, Gary Englebright, Lisabeth Smith, Loreen Hannan and Becky Englebright.

Residents present: Carol Johnson, John Works, Mike Aragon, Tyler Paige, Bernie Sebastian, Patty Reuss, Anders Frederiksen, Rick Faw, Bill Kacena, Tracey Chizlett, Mary Beth Lagerborg, Rebecca Thompson, Ernie Rose, Kathy Hofstra, Brian Carlin, Coretta Jean Henry-Carlin, Herb McChrystal and Kristi Zakrzewski.

President's Report: President Tom Majcen reported that before the September ACC meeting was held, the Board elected Loreen Hannan to serve on the Board. Tom also announced that Norman Davis has resigned from the Board due to health reasons. The Board thanks him for his service.

Approval of the Minutes: The August 9th minutes were approved unanimously.

Treasurer's Report: Treasurer Gary Englebright reviewed the monthly income, expenses and bank balances. A motion was made and passed unanimously by the Board to approve the August 2018 report as submitted.

Dues Report: Presently, 490 (64.5%) of the households have paid their annual CKS/E Homeowners' Association dues, compared to 515 (67.9%) at this time last year.

Special Events:

- 1) Dumpster Day: Many of our neighbors took advantage of Dumpster Day to get rid of unwanted items. Two dumpsters were filled to capacity. The Board thanked Kristi Zakrzewski for heading up this endeavor. The Board also thanked Tracey Chizlett for providing snacks for the event.
- 2) The Appreciation Breakfast will take place on September 15th at the Meadows Golf Club.

Membership/Blockworkers: Nothing to report.

Traffic and Streets: Nothing to report.

COHOPE: During the COHOPE meeting, Tom received a flyer from Xcel Energy about their Home Energy Squad program. Look for more information in this Scroll.

Parks: See the separate report in this Scroll.

ACC:

- 1) Project Requests: See the separate report in this Scroll.

2) Covenant Enforcement:

The Board approved sending friendly letters to the following homeowners requesting action that the homeowners need to take in response to complaints and/or new Covenant violations:

- a) S. Saulsbury St. – Fence falling down, yard condition, house condition (paint especially), shed condition.
- b) W. Laurel Ave. – Trash cans, yard condition, trash in front yard

The Board approved sending Covenant violation letters to the following homeowners who have not responded to the friendly letters that were sent to them:

- a) None.

The following Covenant violations are still being worked. The Board will review again at next month's meeting.

- a) S. Saulsbury Way
- b) S. Quay Ct.
- c) W. Alder Ave.
- d) S. Yarrow St.
- e) S. Reed Way
- f) W. Elmhurst Ave.
- g) W. Otero Pl.
- h) S. Wadsworth Ct.

The Board approved closing three violations:

- a) W. Fairview Dr.
- b) W. Walden Dr.
- c) S. Wadsworth Way

The Board approved sending one Demand letter:

- a) W. David Dr.

3) There was much discussion on who is considered a “member” of the HOA.

Old Business:

- 1) The August invoice received from the HindmanSanchez legal firm was \$627. The bill was for various phone conversations and the creation of new liability forms needed for use by the new NHN initiative. A motion was made and passed to pay the HindmanSanchez bill.
- 2) The NHN project has been well received. There are already five volunteers just awaiting someone to call for help.
- 4) Tom reported that the deposit for the S. Yarrow St. fence replacement has been paid to Split Rail Fence Company. The work will start approximately September 19th.

New Business:

- 1) The election results were as follows: Tom Majcen, Gary Englebright, Lisabeth Smith and Becky Englebright were all re-elected. The Board would like to thank the women who counted the votes – Cindy Irvine, Joyce Lazzeri and Kay Noon.
- 2) Three homeowners expressed an interest in joining the Board.
- 3) Secretary Becky Englebright reminded everyone that Scroll articles would be due to her no later than September 16th.
- 4) Gary discussed his ideas to create the budget for the next fiscal year. Ideas included increasing the money for the Holiday Lighting contest and the Easter Egg Hunt, as well as planning on money to cover the upcoming Directory costs. The new budget will also not have money for Family Fun Night.
- 5) Plans are beginning to take place so that the next Directory can be delivered to residents sometime next summer. Gary will lead this effort.
- 6) Becky presented another draft of the dues letter that will be delivered to residents with the October Scrolls. A motion was made and approved to accept the draft.
- 7) There was discussion about the spraying of the playground at Wayside Meadows Park. Kathy Hofstra will contact Foothills Park & Recreation District to get their policy for spraying.
- 8) There is an old Chatfield Estates sign at the corner of W. Phillips Ave. and S. Upham St. that needs to be cleaned up. No one seems to know if that corner belongs to Foothills, the HOA, or someone else. Kathy will again contact Foothills to find out about this property. Brian Carlin volunteered to help with this work once ownership of the property is established.
- 9) Tom invited the three people who expressed an interest in the Board to give statements as to why they would like to volunteer for the Board.

The next ACC Project Request meeting will be on October 11th at 6:30 pm, followed by the Board meeting at 7 pm at Deer Creek Community Church.

The meeting was adjourned 8:34 pm.

- Becky Englebright, Secretary