

Meadow Vale Farm Community Association

January 17, 2011 – Meeting Minutes

Board Members present: Bob Reed, Greg Dyer, Bill Norris, Cindy Stennette, & Anne Shelton

Absent: Mark Schroeder

1. **Property Manager's Report**

- a. Income is a bit over budget due to irrigation charge income.
- b. Expenses are under budget by \$3330. due in part to reduction of snow removal since Fall.
- c. The HOA's current assets now total \$112,723 with \$89,169 of that committed to reserves.
- d. Ongoing efforts are being made in regards to delinquent HOA accounts. A letter will be sent to owners at 2220 Meadow Vale Rd. regarding abandoned truck in driveway.

2. **Treasurer's Report**

- a. Nothing new to report.

3. **Architectural/Landscape committee**

- a. The board is considering options for the proper way for homeowners to make yard edges that align with roadway edges visible to drivers after a snowfall.

4. **Public Relations/Welcome Committee/Community Activities**

- a. A note regarding snow sledders near the roadway in greenbelt areas at the mail center will be placed in the newsletter. Homeowners should be cautious while driving this area after a snowfall and sledders should attempt to stay off the roadway.

5. **Irrigation**

- a. We have subscribed for 80 acre feet of supplemental water again this year. The actual allocation and fee per acre foot will be established in late May or early June.
- b. The snow pack that feeds our water supply appears to be far ahead of normal for this time of year.

<u>Board Member</u>	<u>Term Ends</u>	<u>Telephone #</u>	<u>Past Board Duties</u>
Greg Dyer	May-13	303-776-4770	Pres./Irrigation
Bill Norris	May-11	303-772-0840	Vice Pres./Irrigation
Cindy Stennette	May-13	303-485-5801	Sec./Architecture/Landscape/Irrigation
Mark Schroeder	May-12	303-485-7128	Treas./Architecture/Landscape/Irrigation
Anne Shelton	May-11	303-651-1752	Architecture/Landscape/Irrigation/Welcome

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6. Old/Unfinished Business

- a. CoCal was asked to remove remainder of trees around upper pond.
- b. Letters were sent out to 2 homeowners on Nov. 16, re: boats and trailers.
- c. Fence repairs have been completed at a cost of \$2580.
- d. The display box at the mail house has been repaired and lights and bulbs replaced.
- e. The board discussed grass encroaching into the cracks in some roadways and will attend to the problem as this could begin to erode roadways

7. New Business

- a. Items covered elsewhere in report.

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