

**FARMERS GROVE HOMEOWNERS ASSOCIATION**  
**BOARD OF DIRECTORS MEETING**  
**April 25, 2011**

**I. CALL TO ORDER**

The meeting was called to order at 3:00 pm.

Board members in attendance were:

Valerie Sprenger, President

Scott Vinas, Treasurer

Heidi Wickham, Design Review Committee

Representing Summit Resort Group was Peter Schutz, Kevin Lovett and Deb Borel. Homeowner Krassy Stoyanova was also present.

**II. OWNERS FORUM**

Notice of the meeting was posted on the website and emailed to all owners.

**III. APPROVE PREVIOUS MEETING MINUTES**

Val moved to approve the minutes of the January 13, 2011 Board Meetings as presented. Scott seconded and the motion carried.

**IV. FINANCIAL REPORT**

Deb Borel presented financial report as follows:

Financial Report as of March 2011 close

March 2011 close financials report that Farmers Grove has \$11,125.30 in Operating and \$18,851.15 in Reserves. The Alpine CD has \$41,424.07.

March 2011 Profit and Loss statement reports that Farmers Grove is \$456.97 under budget in year to date operating expenses.

A/R-One homeowner is past due in dues. Our accounting department is working with this family to get caught up.

**V. MANAGING AGENTS REPORT**

**Complete Items-**

- ☐ Small claims court against Plow Jockey
- ☐ Obtained bids for landscaping-details below
- ☐ Policies posted on website

**Report Items-**

- ☐ No leak in water line-FG usage in July/August was 499,000 gallons-causing water bill to be so high. Will have irrigation checked for leaks when turned on in the spring.

**VI. OLD BUSINESS**

A. Speed Bumps – Deb will call Gary Probst to see if Triangle Electric will pay for one speed bump along Farmers Lane. Scott will work with Deb to get proper locations for speed bumps.

- B. Berm – Val and Scott will meet with CDOT in May to discuss berm strategy.
- C. Plow Jockey – Deb will talk to Peter to discuss his opinions on the next steps to take. Will contact board via email to explain options.
- D. No Grow-Wes Mumford provided information to board. Val made a motion to place a No Grow restriction in Farmers Grove Rules and Regulations and place the updated version on the website. Scott seconded and the motion carried. Deb will email updated rules to all homeowners. Beginning this year, Rules and Regulations will be sent to homeowners on an annual basis.

## **VII. NEW BUSINESS**

### **A. Landscaping/Irrigation-**

- ☐ Board discussed three landscaping proposals.
  - i. Mountain Property Services
  - ii. Neils Lunceford
  - iii. Greenscapes
- ☐ Val made a motion to contract Mountain Property Services to provide landscaping services for the 2011 season. Heidi seconded and the motion carried.
- ☐ Val made a motion to contract Greenscapes to deep root feed all of the trees/shrubs in Farmers Grove with the method other than liquid at a cost of \$1,825.50. Scott seconded and the motion carried.
- ☐ Val made a motion to contract Greenscapes to start up and blow out irrigation. Scott seconded and the motion carried.

### **B. Homeowner Concerns-the below reminders will be placed on the May 1 statements in red color and larger font.**

- ☐ Speeding through subdivision is prohibited. Children at play!
- ☐ Parking on street overnight-Fines will be assessed, as stated in Rules and Regulations, after verbal warning.

### **C. Outside Storage**

- ☐ Homeowner on Alpensee will be contacted regarding snowmobile parking.
- ☐ Homeowner on Audrey will be contacted regarding fencing leaning against house.

### **D. Mailbox**

- ☐ Mail carrier will be notified that box was left open.

### **E. Voles**

- ☐ Voles will be baited in the spring and assessed in fall.

## **VIII. NEXT MEETING DATE**

The next Board of Directors meeting date will be in July. Date will be secured in June.

## **IX. ADJOURNMENT**

With no further business, Val adjourned the meeting at 4:00 pm with a motion and a second by Heidi and the motion carried.

Approved By: \_\_\_\_\_

Board Member Signature

Date: \_\_\_\_\_