

**THE PONDS AT BLUE RIVER HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
Friday, July 13, 2012 at 4:00 PM
170 Allegra Lane**

1. CALL TO ORDER

Bob Kieber called the meeting to order at 4:02 pm.

Board members in attendance were:

Bob Kieber
Jay Pansing
Dave Raymond
Joanna Hopkins
Maureen McGuire

A quorum was present.

Representing Summit Resort Group were Deb Borel and site manager Shane Carr.

2. APPROVE PREVIOUS MEETING MINUTES

Dave made a motion to approve the minutes of the May 11, 2012 Board Meeting.
Maureen seconded and with all in favor, the motion carried.

3. FINANCIAL REPORT

The financial report was presented as follows:

March 31, 2012 close financials report:

\$38,037.14 in Operating

\$84,358.82 in Reserve

\$50,214.28 in each of the 3 CD's - expire 1/16/15

- ☐ P & L reports \$39,639 under budget in operating expenses
- ☐ A/R-one owner late in payment of dues. SRG will work with owner to catch up. SRG will assess late fees.
- ☐ SRG will inform BOD which account the painters would be paid from (operating or reserves)

4. BOARD MOTIONS VIA EMAIL

- ☐ No motions via email were made

5. MANAGING AGENTS REPORT

Complete

- ☐ Gutter install option over garages "short roof"
- ☐ Additional Gutter repairs
- ☐ Asphalt - crack seal / seal coat / restripe
- ☐ Exterior Painting
- ☐ Bird wire installs on chimneys
- ☐ Handrail painting
- ☐ 170 Robin Drain pipe repair
- ☐ Eye hook replacement for holiday wreaths
- ☐ Stone repairs

- ❑ Siding repairs 101 Allegra, 107 Allegra

Report Items

- ❑ Vole remediation- underway
- ❑ Concrete splash pans - 10 on order
- ❑ Drainage repairs - pending
 - -166 Robin
 - -110/112/114/116 Allegra - \$4500 (direct water into ditch)

6. LANDSCAPING

- ❑ Weed spraying has been done once, with one more time scheduled for fall
- ❑ Weed pulling-ongoing-
- ❑ Tree replacement at 4 corners
- ❑ Dead bush removal
 - 132/134 Robin
 - 126 Allegra
 - 190 Robin
 - 176 Robin
- ❑ Dead tree removal
 - Aspen 126 Allegra
 - Crab Apple 130 Allegra
 - Crab Apple Allegra west pocket park
 - Crab Apple, NE side of playground
 1. Crab apple bid \$300 per crab tree planted, 1.5" size. Plus \$45 for removal of old – SRG will obtain another bid for Crab apple tree.
- ❑ West Park - Power Rake, aerate and top seeding - \$450 – SRG will obtain another bid for this
- ❑ West Park - re-mulch - \$450 (5-6 yards mulch) – SRG will obtain another bid for this.
- ❑ Angler Mountain Agreement-Tim and Bob will make arrangements to sign document. Angler Mountain will currently pay Ponds \$50 per month.
- ❑ Tate Enterprises-
 - Unresponsive
 - Does not return phone calls and voicemail is always full
 - One more call will be placed to Tate. If no response, will obtain a bid from Greenscapes for the remainder of the summer.
- ❑ 130 Robin-patch of brown grass by back patio-will have Tate or Greenscapes fix the issue.

8. OTHER MATTERS

- ❑ No resolution regarding parking issue. Bob will take pictures of the illegally parked cars for evidence when parking violations occur.
- ❑ Entry Light
 - Maureen presented information to board members on pricing and options for lighting.
 - Maureen will meet with electrician to discuss plan
 - Board decided on the matt black color

- B-1 arm (14.5 inches)
- H-1 fixture
- Maureen will ask distributor about the lenses on the fixtures
- Jay made a motion to allocate \$1,700 to lighting the entrance sign with the specs discussed. Joanne seconded and with all in favor, the motion passed.
- Thanks for Maureen on all of the hard work to get the information for the board.
- Bob will talk to Angler Mountain about participation
- Allegra Lane Pole Lights
 - Maureen presented information to board members regarding lights along Allegra
 - Maureen will inquire about lenses on proposed lighting
 - Discussed concrete depth that would be necessary for pole to stay in place
 - Allegra lighting will be discussed at later meeting
 - Again, thanks to Maureen for all her work on this project

9. EXECUTIVE SESSION

- There were no executive session items to discuss.

10. NEXT MEETING

- The next Board of Directors meeting will be held August 18, 2012 at 9:00 am before the annual meeting at the Silverthorne Elementary School.

11. ANNUAL MEETING

- Date-August 18, 2012
- Location-Silverthorne Elementary
- Time-Board meeting at 9:00 am/annual meeting to follow at 10:00 am
- Picnic at 1:00 pm at pocket park on Allegra Lane
- Tents and Events will set up on Friday and break down on the following Monday
- Food Hedz will cater
- Jay Pansing has a projector that he will provide.
- Picnic will follow
- Water will be turned off 2 days before picnic

11. ADJORNMENT

- At 5:40 pm, Jay moved to adjourn; Joanna seconded and the motion carried.

Approved By: _____
Board Member Signature

Date: _____