

HILLSIDE AT STONY CREEK HOMEOWNERS' ASSOCIATION, INC.
Minutes of the Board of Directors Regular Meeting
January 3rd, 2022 Time 6:30 p.m.

Meeting Location: The Hillside At Stony Creek Homeowner Association's Regular Board Meeting was held on December 6, 2021 at 6:30 p.m. Because of the COVID-19 Coronavirus Pandemic the meeting was held Via **ZOOM** video.

Board Members: (X) Mike Daley (X) Dré de Muinck () Shirley Wheeler (X) Chad Palmer
(X) Ron Dunn

Staff/Management: (X) Tony Lemberger- Rocky Mt. Home Management, LLC.

CALL TO ORDER: The meeting was called to order by President Mike Daley at 6:57 p.m. There was a quorum of the Board for the meeting.

HOMEOWNERS FORUM: No owners for the forum were present

APPROVAL OF AGENDA: Shirley Wheeler made a motion to accept the agenda and Dré de Muinck seconded the motion. the motion was approved unanimously by the Board

CONFLICT OF INTEREST: Mike Daley requested any Board member who may have a potential conflict of interest disclose said conflict prior to any discussion at the meeting. No new conflicts had been discussed prior to this meeting and all prior conflicts were hereby incorporated into these minutes by reference.

APPROVAL OF PRIOR MINUTES:

Dré de Muinck made a motion to accept the December 6th, 2021 Minutes and Mike Daley seconded the motion. the motion was approved unanimously by the Board.

OLD BUSINESS:

Plymouth walking trail, cost proposals to add 3 inches of top coat rock

- a. Denver Sprinkler— \$3,744.00
- b. A & E Concrete-----\$6,496.00
- c. Tree Cuts-----\$3,900.00

Play Ground-3 contractors have measured the area to add rubber chips to add to the wood chips to make the play ground more suitable for children to play. The area estimated replacement is about 10 yards. Bids have not been received.

NEW BUSINESS:

Tony gave the management report for the month of December 2021 -copy attached

Tony is getting proposal for weed control for the 2022 season, for the January BOD meeting.

NEW BUSINESS

Management Report was given by Tony, copy attached

The 2022 Board Meeting schedule was posted at the on-site Community Bulletin Board

The 2022 phase 2 tree replacement was discussed and tabled to the February Board meeting because of budget restraints.

Management has contacted 4 lawn mowing contractor for the 2022 season. The current contractor Foothills Landscape is checking to see if they have staff to cover the mowing for the 2022 season.

The Community Bulletin Board has been updated and will keep monthly posting Current.

State of Colorado snow removal notice was emailed to owners with current Email address on file.

Monthly digital e-news blast will be sent to residents.

A copy of the reserve fund was attached to the monthly agenda, Mike Daley Made a motion to increase the monthly funding from \$401.00 to \$725.00. Dré de Muinck seconded the motion. Motion passed. Dre & Tony will go to the Bank to make the change.

Ron Dunn suggested to look into the HOA CC& R's concerning short term leasing, and AIR B& B. the Association Attorney should review the documents.

Chad Palmer requested a copy of the Attorney fees, before any legal action be taken Management will request 2022 Attorney fees and email to the Board.

Chad Palmer suggested all the split rail fence be inspected and a cost proposal Be submitted to the Board for review.

HOMEOWNER CORRESPONDANCE/REQUEST:

VIOLATION REPORT:

FINANCIALS REPORTS

Financial Statements
Budget to actual Report
A/R Report
Bank Statements-First Bank
Vendor checks for Board signatures
Collections A/R report

ADJOURNMENT: There being no further business to discuss, the meeting was adjourned at 818 p.m.