

**Highlands Ranch HOA
Board Minutes for Regular Meeting
May 22, 2019**

Meeting called to order at 7:27 at Mia-Casa Tamales

Roll Call: Board – Jo Ann Browne, Max Martin, Tommy Springfield, George O’Neal Absent–Lil Rogers, Joe Zimmerman. Guests: Jimmy Junkin, Pat Hopkins.

Approval of Prior Meeting Minutes –Motion by George to accept, second by Tommy
Minutes approved from April 25, 2019.

Meeting with Attorney Tom Newton and Engineer Consultant Steve Brown in Executive Session (no confidential information set forth below):

- Discussed with Brown possible solutions to the water drainage issue. Brown was then excused for remainder of discussion.
- Discussed request by attorneys for Defendant for mediation.
- Discussed possible dates for mediation.
- Discussed a plan of action for mediation and who would represent the HOA at mediation. Motion by George, second by Tommy to approve the discussed plan and to appoint a committee of Jo Ann, Tommy, Pat and Jimmy to act on behalf of the board at mediation in accordance with said plan. All voted to approve.
- Discussed with Newton whether the HOA should consider small court claims against the individuals who have broken the gate arm and have not paid us and whether an individual board member could represent the HOA in court. He said yes to the representation but that this would require a separate filing for each case. Probably not worth the time for the small pay back.

Committee Reports:

- ACC & Welcome – Pat Hopkins, Committee Chair
 - No new ACC approvals since last month; one proposal being processed.
 - Welcome–Two new members were delivered welcoming kits by Pat. (1) 27331 Ranch Creek, Smith sold to Case. (2) 28318 Ranch Creek, McElroy sold to Johnston.
- Finance – Jimmy Junkin, Chair
 - Jimmy mentioned that he had sent questions to FSR regarding the April financial reports and is waiting on replies.
 - Motion by George to accept Jimmy’s proposal to increase dues \$5 per quarter for 2020 based on the reserve fund analysis he presented to the board, second by Tommy. All voted to approve.
 - Discussed some specific DCCR violation.
 - Discussed that FSR is sending violation letters without board approval. Jo Ann will contact Laurel Hinton and ask that she provide the board with a formal monthly report listing all violations, including a history of those that have not be cured. The Board will then decide when and to whom to send notices and provide that to Laurel.
- Beautification – Chair, Lil Rogers
 - No report
- Roads & Safety – Chair, Tommy Springfield
 - Pat had 3 proposals for 3,694 linear feet of shoulder repair.

26 JB
1. Alamo Asphalt at \$17K for half road base and half asphalt mix.

2. Wagner at \$35K for all asphalt.

3. Mission at \$40K for asphalt hot mix.

Pat will have Alamo, who HR has used for 15 years, rebid for all asphalt hot mix shoulder repair to be comparable to the other two bids.

- Safety--Pat discussed email from Jefferies at 9403 Highlands Cove that she had found a dozen golf balls on their property that are being hit there, which is dangerous. Jo Ann will send an email out to HR on several reminders including leaving trailers parked in sight, weed eating 6 feet from the road, and noise after 11 PM such as music from parties.

- Social – Name, Chairs

- No one has volunteered yet for Social Chairperson. (Note: on May 27, Jo Ann informed that Gina Iverson and Helen Laffoon had volunteered to co-chair.)

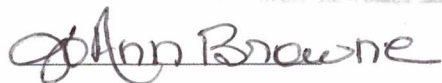
- Communications – Martha Grant, Chair

- Pat reported that:
 1. Bulk trash pickup Saturday, June 1.
 2. News letter emailed out to HR for last quarter.

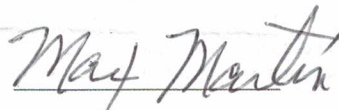
Next Board Meeting: TBD. Board normally does not meet in person from June through August.

Adjourn: Motion by George, 2nd by Tommy, Meeting adjourned at 8:36 PM

Respectfully submitted,



Jo Ann Browne, President



Max Martin, Secretary