

Fox Creek Farm HOA

Board Meeting Minutes: September 15th 2016

7 PM Flagstaff Management 900 Coffman St. Suite D, Longmont, CO

Present: Mike Monticello, Matthias Lester, Mark Gardner, David McCarty
Absent: n/a
Others Present: n/a

Proceedings

- I. Meeting called to order at 7:01 PM
- II. Homeowner's comments: none
- III. Approval of July 14th 2016 meeting minutes. The minutes were approved after they were amended with a homeowner's address.
- IV. Acceptance of meeting agenda. The meeting agenda was accepted as written.
- V. Manager's report:
 - a. Financial Statements: Low delinquencies. One homeowner \$802.55. All others are less than 60 days overdue.
 - b. Guarantee Bank Money Market account is now closed.
- VI. Email approved items: none
- VII Unfinished Business
 - a. 1350 Cedarwood Dr. DRR. Noncompliance on paint has been fixed.
 - b. 1330 Terrace. Driveway extension was approved by the board.
- VIII. New Business
 - a. Ward's Snow Contract renewal. A new 2 year contract was signed. The rates increased \$5 per hour.
 - b. Fall Newsletter 2016. A draft newsletter was reviewed and the board asked Flagstaff Management to send it out.
 - c. Monument Sign Light off Pace, South Side was out due to corroded connector. It was repaired by Osborne Enterprises.
 - d. Rock Refurbishment throughout HOA. A \$960 bid to replace missing rock around the HOA was discussed. The supplier was asked to confirm the amount of rock and the areas covered.
 - e. Flagstaff Management Contract Renewal. The management contract was approved with a 8% increase to \$1400.
 - f. Plant Replacements. Several plants have died over the past year. A \$2455 bid to replace the dead plants was approved.
 - g. Wards Lawn Service Contract. A new two year contract with a 5% increase was approved.
- IX. Adjournment. The meeting ended at 8:14 pm