

## Cherry Hills Homeowners Association Meeting Minutes

April 2<sup>nd</sup>, 2019

### Opening Comments

Nestor called the meeting to order on 4/2/2019 at 6:30 at Holiday Express in Cherry Hills. This is a regularly scheduled board meeting.

Roll Call: Present was Brian Kitt, Nestor Feliciano, Sandi Hansen, and Kory Delkamiller

Brian stated that we do have a quorum present.

Visitors: Kim Kitt, Eldon Jonas, and Dave Hansen

### Secretary's Report

Brian read the report from March 7<sup>th</sup>. Nestor pointed out that Brian had put Sandi's name for the signature for the meeting, when it should have been Nestor. Sandi made a motion to approve. Kory seconded. **Report Accepted.**

### Social Committee Report/Welcome Committee

Sandi met with 11 new home owners and discussed cleanup and packets. Sandi will take the task of making maps for the garage sale, and we will put copies on each entrance for the garage sale. Brian asked if Sandi updated email addresses for the new residents, at the very least, make sure the old email address has been removed. We had a lot of questions about the city/neighborhood cleanup. Waste Line gave us a date of May 25<sup>th</sup>, and published it as May 4<sup>th</sup>, so we don't know when our date is now. Kory is going to track that down, and then talk to the scrap metal guy. We talked about volunteers for the city cleanup. Brian made a motion to approve. Sandi seconded. **Report Accepted.**

### Communications Report

Only 4 home owners called, one in reference to bill, one for privacy fence. Brian took care all except Terrell, Nestor and Sandi tried to call them back. Kory made a motion to accept. Sandi seconded. **Report Accepted.**

### Legal Report

No report.

### Election Committee Report.

Kory asked if anyone has heard or seen any nominations. No one has received any. Nestor explain the positions and the term lengths for the board. Sandi made a motion to accept. Kory seconded. **Report Accepted.**

### Grounds Report.

Kory asked how many bids we should get for the junipers. Nestor explained that we normally try to get 3 bids. Dave gave a report on the Mayor's grant. We have put in money for a couple of improvements, including benches. We talked about putting lights along the fence line on the North sidewalk. We thought the Mayor's office would be the best contact for this. Sandi asked when the lawn service comes in for spring cleanup, Kory said it is normally at the end of March. Brian made a motion to accept. Sandi seconded. **Report Accepted.**

### Treasurer's Report

There is currently \$52,986.96 in checking. There is \$5,671.75 in A/R. Sandi asked about foreclosing on the liens. We talked about how we are going to handle moving to foreclosure going forward for liens, both dues liens and covenant liens. We talked about how we are going to write the letter to the attorney, to be sure we are covered for court costs and fees. We then had a very lengthy discussion about how to file liens on people. Brian volunteered to do research on laws and sample demand letter, and send to the board.

Sandi made a motion to send payment for Jean Hansen for bookkeeping in the amount of \$431.25. Kory seconded.  
**Motion Approved.**

Sandi let us know that the IRS has approved our position as a not for profit entity. Woo Hoo!

Sandi made a motion to pay the bill to Curzon for taking care of our filing status for 'not for profit'. Brian seconded.  
**Motion Approved.**

Brian made a motion to accept. Sandi seconded. **Report Accepted.**

**Covenant Report**

Brian gave the report for March. Now that the weather is getting more friendly, he is going to start following up on outstanding violations again. We talked about the house on 106<sup>th</sup> where the windows have been on order for 6 years, we are going to push the code enforcement office to address this. Sandi made a motion to approve. Kory seconded.  
**Report Accepted.**

**Old Business**

We talked about the bounced check. Nestor talked to the home owner, and the home owner apologized, and said he would take care of it. The bank did not charge us a fee for the check that bounced.

**New Business**

Dave gave an updated on the Mayor's grant.

**Next meeting was set for May 7<sup>th</sup> 2019, 6:30 at Holiday Inn Express**

Sandi made a motion to adjourn, Kory seconded. Nestor adjourned the meeting at 8:08 PM.

Minutes respectfully submitted by Brian Kitt, Secretary.

Minutes approved by: **Cherry Hills Association Board of Directors**

**Signed:**

\_\_\_\_\_/\_\_\_\_\_/2019  
**Nestor Feliciano, Treasurer** **Dated**

\_\_\_\_\_/\_\_\_\_\_/2019  
**Brian Kitt, Secretary** **Dated**