



## **TWO RIVERS VILLAGE HOMEOWNERS ASSOCIATION**

Board of Directors Meeting Minutes

4/18/18

Fireside Properties 216 Main Street, Edwards CO 81632

Call Meeting to Order:

The meeting was called to order at 12:04p.m.

Quorum Established:

Quorum was met by 3 Members present:

Mike Pearson

Luke Bray

Scott Harrison

Financial Review 2017:

Ashley spoke of the previous budget being on the incorrect fiscal year. We have made that correction and moving forward the budgets vs. actuals will be easier to read. The association is showing a loss for the year of 25,169.66. This shortfall is caused by the overage in the landscaping line item, Metro allocation and Management increase due to the on boarding of new houses.

Fireside is working with Cissy at Marchetti and Weaver to get more understanding about the increase of Metro dues contribution. The majority of the overage for the year is due to lawn care.

New Business

- Landscaping- Landscaping contracts were reviewed and compared.

Motion to Approve Fresh Mountain Lawns was made by Mike, Seconded by Luke and Passed unanimously

- Irrigation- The overage of expenses for landscaping has brought about concerns. Discussion of options with lawns was discussed along with a letter from the Attorney was read for clarification on what is stated in the governing documents. A policy will be adapted by the Attorney for yard maintenance of the owners to state the following:

HOA will be responsible for front yard and unfenced yard maintenance only

Owners will be responsible for fenced I back yards and all irrigation repairs. Owners will have 2 weeks to make repairs. If repairs are not made HOA will make them and bill the owner account.

A motion was made for the policy by Luke, Seconded by Scott and passed unanimously.

- Spring Clean-up Day- Mike Pearson will donate 2 roll offs for trash and Fireside will contact Trinity for an additional roll off. Spring clean-up will be May 19<sup>th</sup> and 20<sup>th</sup>
- Parking- The HOA has contracted with Colorado Booting company to monitor on street parking. Ticketing has started and booting will begin on the 23<sup>rd</sup>, for repeat offenders.
- Late fees- Fireside will be assessing late fees to owners that are past due per the collection policy. Any owner not following there payment plan will be leaned.
- Dogs- Dog issues will be addressed by the Metro District on site manager.

Adjournment-12:49p.m.