

**Columbia Village Homeowners Association
Board of Directors Meeting Minutes
February 20, 2018**

Board Members Present: Scott Horsburgh, Nikki Hampton, Karen Narus, Chuck Mione, and Chris Bain.

Board Members Absent: None

Representing Sentry Management: Christian Brockl.

Notice of Meeting: Meeting notice was delivered by email on 2.14.2018.

There was a quorum present to conduct business.

Homeowner Forum: Scott opened the forum by asking homeowners with questions or concerns.

The meeting was called to order at 6:30 p.m.

ACC Hearings: No Hearings were scheduled.

Minutes: Minutes from the January 16, 2018 meeting were reviewed. **Motion:** A motion was made to accept the minutes as presented. (Narus; Bain; passed)

Financials: Completed financials for the period ending December 31, 2017, were presented. Treasurer reviewed the financials for 2017. **Motion:** Motion to close account 1067 at First Interstate bank and move all money to Union Bank Account number 1065. (Hampton; Bain; passed). **Motion:** A motion was made to approve the 2017 Financials as presented.

Managers' Report: Manager reviewed management report, and noted that progress management has made to get the association running under new management. The Managers report is included with the board packet.

- CC&Rs: Drive through inspections are being completed bi - weekly. 155 letters were sent in the first half of February.
- Management presented a bid from Bright Ideas lighting for several small lighting fixes, including LED upgrade, and fan rewiring in the Racquetball court. Total bid is: \$2,115.00. **Approved.**
- Management presented a bid from Crane Alarm to replace the nonfunctioning DVR, and to take over monitoring of the Alarm system. Total cost is: \$2,105.00 plus \$35.00 a month in monitoring. **Motion:** Motion was made to contract with Crane Alarm and take over monitoring and approve the new DVR and security install. (Mione; Hampton; passed).
- Management reported on ongoing one homeowner who is appealing location of trash can. Homeowner needs to construct a screen in front.

Old Business / Updates:

- Website: Completed and goal met as of February 1.
- Project list. In Progress. Will be ongoing.
- Northstar Reserves. Scott reviewed the Summary from North Star Reserves.
- Third Party Audits. Tabled until concrete numbers can be attained.
- PSI. Project next to rec center.
- Sun Shades. Date needs to be by May 15, 2018.
- Field of Dreams. Proposal and application has been sent to ACHD.

- Golf Course Signs 7. Repaired.

Committee Reports

- Landscape ACC: Karen reported on Landscape and Maintenance activities in the HOA. No formal Meeting due to winter.
- Amenities: Chuck reported on activities in the Rec Center. Management and chair will meet in March to plan year of Rec Center. ACC: Meeting not scheduled. Waiting on Committee to meet.
- ACC: Have met. Meet on 1st and 3rd Mondays.
 - I. Variance request for Haven Wood townhomes apartments. Want to have sign on side and advertise townhomes. Request denied.
 - II. 4267 E Tanoak. Fence denied.
- Social: Nikki reported on Social events. Nikki and Alicia to provide calendar and event list.
- Neighborhood Watch: April 17, 2018 there will be meeting prior to the board meeting. Nikki to organize a meeting for neighborhood watch. Homeowner Forum will be moved to after the meeting to 7:30 pm or 8:00pm.
- Security Report: Carrey Guard report in the Board Packet.

New Business:

- Annual Meeting Notice: Was sent to homeowner. Nikki and Karen to create a power point presentation for the Annual Meeting.

Executive Session: Board went into executive session at 7:50 pm. Executive session ended at 8:06 pm.

Motion: A motion was made to send 23 homes to collections with Vial Fotheringham. Fotheringham as written. (Mione; Narus; passed.)

Motion: Motion was made to employ Vial Fotheringham to create an Enforcement Policy. (Mione; Hampton; passed)

Adjournment: There being no further business, the meeting was adjourned at 8:08 pm.

Future Meetings: Rec Center at 6:30 pm (Third Tuesday of each month)

March 14, 2018

Annual Meeting

March 20, 2018

Board of Directors Meeting.

These minutes were prepared by Christian Brockl of Sentry Management as the managing agent, approved by me and accepted by the Board of Directors of Columbia Village Homeowners Association on February 20, 2018.

Karen Narus, Secretary
Columbia Village Owners Association

Date

CVHOA TASK LIST

JANUARY 2018

Task	Assigned to:	Completed:
Get price on third party Audits	Christian	
Scott to get together with Aaron about reserve Study and get him numbers from previous information.	Scott	
Scott, Chuck, and Karen to meet, then meet with Aaron before the next meeting.	Scott	
Talk to Psi about finishing project.	Christian	
Talk to Kim from Rec today. Get finish date.	Christian	
Field of Dreams	Christian	
Golf Disc Course – Sign 7.	Christian	
Check with Janitorial to bring in Trash Can.	Christian	
Annual Meeting Agenda – adjustments	Christian	
Adjust Agenda to remove or replace committee chairs.	Christian	
Check with Janitorial to bring in Trash Can.	Christian	
Field of Dreams	Christian	
Golf Disc Course – Sign 7.	Christian	