

Minutes of August 5, 2017 Annual Meeting, Riverside HOA

Home of Carol Hess and Jed Callen, 93 Sunset Drive, Frisco, CO

Meeting was called to order by President Ilene Novak

Roll call and 7 proxies confirmed a quorum was present.

A motion was made and seconded to dispense with reading of last year's minutes and approve minutes. The motion passed.

Officer's Reports

Ilene Novak, Pres.

An overview of the neighborhood, introduction of officers.

Chuck Boyd, V.P., reported on options for road maintenance going forward. Crack sealing, seal coating, slurry seal, chip sealing and asphalt overlay were discussed. A written summary of these options prepared by resident Don Hunt (former head of CDOT) was circulated to the attendees. The last chip seal was done in 2013.

A discussion of these options did not result in a clear recommendation. Chuck mentioned that finding a contractor was difficult because the job is small. He obtained one bid for seal coat and crack sealing from Advanced Asphalt Services in the amount of \$4462.

A motion was made and seconded to either do a crack seal or crack seal plus seal coat as soon as practical, final decision at the discretion of the board. The motion passed.

Hugh Harvey, treasurer, presented his report. A written report was distributed. The financial projection for FY ending Oct 31 2017 shows a cash surplus for the year of \$4888.00. Projected reserves as of Oct 31, 2017 are \$35,236.00. A budget for FY2018 was presented which includes a \$500 per household dues, no tree spraying and no legal expenses. A motion was made and seconded to approve the budget. The motion passed.

Renee Stoller presented the report of the Architectural Committee. Some discussion took place. A reminder was issued that covenants are posted on the website and that there is a covenant requiring a minimum 30-day term for rentals and leases.

Old Business

New entrance signage installed. No other Old Business

A motion was made, seconded and passed to include the financial statements with the minutes to be posted on the web site.

New Business

Budget was already discussed and passed.

Rodent control was discussed as was radon. No actions taken. Landscaping around the entrance signs was discussed. Some of the homeowners may volunteer to do this.

Chuck offered to share his list of home repair and improvement contractors he has successfully used.

Motion to adjourn was passed at 6:20 pm and social hour commenced.