

Metzler Ranch HOA
Minutes: HOA Board of Directors Meeting
May 27, 2014

Board Members Attendance

John Bryant, Don Furbush, Greg Korytkowski, Eoin McPheeters, Peter Perez
Mr. John O'Connor, Pristine Communities
Location: Phillip Miller Library, Castle Rock, CO

Meeting called to order at 7:00 PM.

Quorum Verification

A Quorum was verified through attendance.

Home Owner's Forum

Homeowners raised a concern regarding crack(s) in pavement within the community. They were advised to contact Aaron Monk or Dan Sieler at the Town of Castle Rock. Telephone 720-733-2462 to report potholes and roadway maintenance issues.

Approval of Minutes

Minutes of the previous Board Meeting were approved

Management Report / Financials

John O'Connor provided the HOA Financials to the Board in written form. Results as of 30 April 2014, Operating Income was \$89,573.52 and Operating Expenses were \$50,608.47 resulting in an Operating Surplus of \$38,965.05.

Mr. O'Connor identified status of properties and collections within the HOA.

Old Business

Mr. O'Connor presented the Board with the new standard delinquency letters that are provided to homeowners with changes required to satisfy Colorado State law.

HOA garage sale scheduled for June 6 and 7, 2014

New Business

Updated signature cards were completed for financial requirements.

A snake siting issue near Founders and Woodlands was reported to the board. After discussion the Board voted 3 to 2 to mow a portion of grassland prior to normal mowing schedule in the area where the snake was reportedly sited.

The Board discussed updates to the Design Guidelines to bring the document up to date with current conditions. Proposed edits were conditionally approved and are to be published on the Metzler Ranch HOA website.

Adjournment:

A motion was made, seconded and carried to adjourn at 8:00 P.M.

Respectfully for the Board,
Greg Korytkowski