

Cottonwood West HOA Annual Meeting Agenda

April 17, 2018 7:35 PM, St Joan of Arc Fleur de Lis Meeting Room

1. Welcome and introduction of the Board Members present.

- Five Homeowner/members were present at the beginning, and one Homeowner/member arrived later. The six members represented 4 homes. All four board members were present.

2. State of the Union. Treasurer's report by Arnold Farley

Arnold explained we were running at a \$500 per year deficit, and had approximately \$8,000 in reserve.

3. Old Business

- **Discuss possible upcoming trash issues and how they may affect homeowner dues.** Arnold explained that our contract with the trash company was up in June and he hoped they would continue at the same rate. His research showed we have been getting a very good deal at about half the price quoted by others.
- **Discuss Block Party.** The consensus was that having the party on a date in September is preferable to one in June. We expect the party to cost less this year as Greg Phillips will be cooking this time.
- **Discuss Dumpsters & Dates.** Arnold suggested he may begin the dumpsters earlier in May and start them later in the fall, perhaps October.
- **Discuss community garage sale and dates.** We chose May 19 for the community garage sale from 8:00 AM to 1:00 PM
- **We thanked everyone for paying dues pretty much on time.**

4. **New Business**

- **Seek a new board member. Describe how easy it is.** Shannon Hill offered to join the board, and the board has accepted. We will add her contact info to the website and email to the board email.
- **Open to discussion from members.**

One homeowner requested that we approve the keeping of chickens, and the Board declined the request.

Some members expressed concern for landscaping overgrowth on two houses on the west side of Xenon Ct. It was decided Bernie Murray will drop by and put together a list of things that should be done, share it with the board and if they agree with the items, Bernie will discuss it with the homeowners. A timeline will be established and followed up.

Meeting finished and adjourned at 8:48 PM

Minutes for meeting held March 13, 2018

7:30 PM Bada Bing

1. Old business
 - a. Feedback and discussion about the Block Party September 2017. *The board felt it was well-attended and well received.*
 - b. Thoughts on having it in fall rather than spring. *There was some discussion that we should consider moving it back a month into August. No decision made; calls for further discussion later.*
 - c. Thoughts on having it catered, and feedback on the caterer. *While the catering was good and a value, Linda Phillips suggested that her husband would cook for the next one.*
 - d. Discussion of a possible date in 2018. *Tabled for later discussion.*
2. Select a date for the Annual Meeting in April. *April 17th at 7:30 PM in the Fleur de Lis room at St Joan of Arc.*
3. Feedback from Arnold on trash and dumpster costs.
 - a. Discuss keeping dumpsters. *Arnold said his strategy with the trash was to let our anniversary date pass and hope the provider does not notice and up the charge. It was agreed the dumpsters are valuable and should continue.*
4. Discuss and form a plan for adding a new board member or changing the board to 3 members. *We will deal with this at the Annual Meeting.*
5. Bernie will discuss changes in setbacks for Jefferson County and his covered patio. *Bernie explained he discovered while seeking a permit for addition of a covered patio that the county would be changing the setbacks from 20 feet to ten feet in April.*
6. Open discussion to the board members for any new business. *No new business proposed.*

Meeting adjourned at 8:45 PM

Cottonwood West HOA

HOA Annual Board Meeting Minutes- April 25th, 2017

Meeting took place at St Joan of Arc, Orleans Hall, 12735 W 58th Ave at 7:30 pm

In attendance: Bernie Murray, Linda Philips, Arnold Farley and Magdalena Glogowska

Homeowners present: about 8.

1. The Board presented Annual Treasurer's Report and explained expenses for the new owners.
2. Following topics were discussed with HOA members:
 - The easement off 58th Ave. Keith Motyl graciously cleaned area along 58th to prepare it for easy mowing. Since part of the easement still belongs to the owners of the houses backing to 58th Ave there is a concern that the county will not mow far enough. Decision was made that the easement will be mowed by Guettlein son's as in previous years.
 - New duplex on the corner lot. To address the mowing alongside the fence of the new property the Board will make suggestion to the new owners if they will be interested in paying the HOA dues (without joining the HOA) in exchange for the mowing the remainder of the easement behind their fence and other HOA benefits (trash pick up etc)
 - Block Party is scheduled tentatively for this summer. The exact date will be decided by the Board during the separate meeting.
 - The Board announced the opening for the secretary position.
 - The proposed brief closure of the Youngfield St between 57th Pl and 57th Dr was discussed. The closure would take place around the September dumpster set up in order to safely trim the maple tree extending over the street.
 - Community Garage sale will not be held this year in order to keep it on biannual cycle
 - The covenants were explained for the new owners including how to make any changes to it (petition and signature required, etc). In addition there was the idea if in the future other types of fence could be acceptable like brown vinyl in order to have the more updated look to the neighborhood.

Cottonwood West HOA

HOA Board Meeting Minutes- January 17th, 2017

Meeting took place at Bada Bing at 7:30pm

In attendance: Bernie Murray, Linda Philips, Arnold Farley, Kathy Tipton, and Magdalena Glogowska

1. Previous business:
 - a. Discussed the 2017 budget- no additional changes proposed- approved by the Board on January 5th, 2017.
 - b. Proposed Annual HOA dues for 2017 will be \$208.00- approved by the Board on December 14th, 2016.
 - c. On September 2, 2016, the Board approved a \$100.00 administrative fee charged to title/closing companies for preparation of real estate closing/status documents. Fees will be used to comply with state required full disclosure of HOA documents via the HOA web site; processing the transfer of HOA membership information; accounting for assessments and liens, and payments of dues.

2. New business:
 - a. Annual HOA meeting was set to take place on 25th of April 2017 at 7:30 pm, at St Joan of Arc Church meeting room.
 - b. We confirmed annual dumpster set up- there will be 3-4 dumpster set in spring (Memorial Day Weekend) and in Fall (Labor Day Weekend), with the first one set a dumpsters put on the weekend before the holiday.
 - c. Newsletter items:

Annual meeting, dues reminder, barking dogs and pet waste, cleanup of the front yards, dumpster set up, thank you note to neighbors using their own snow blowers to clean the sidewalks.
 - d. Bernie will call the county to see if they can remove the broken branch all the whole tree that sits by the fence on 58th Ave.

Cottonwood West HOA

HOA Annual Board Meeting Minutes- April 26th, 2016

Meeting took place at St Joan of Arc, Orleans Hall, 12735 W 58th Ave at 7:30 pm

Board members in attendance: Bernie Murray, Arnold Farley, Kathy Tipton, Linda Phillips and Magdalena Glogowska

Homeowners present: 5 (representing 3 households)

3. The Board presented Annual Treasurer's Report
4. Following topics were discussed with HOA members:
 - Garage Sale on May 14th, 2016
 - Dumpsters- starting May 20th, 2016
 - Possible replacement of the neighborhood sign in the future
 - Block party
 - Homeowners HOA dues

Cottonwood West HOA

HOA Board Meeting Minutes- March 16, 2016

Meeting took place at Bada Bing at 7:30pm

In attendance: Bernie Murray, Linda Phillips, Arnold Farley, Kathy Tipton, and Magdalena Glogowska

Homeowners: Denise and Richard Burrows

3. Previous business:

- d. Arnold informed the Board how we stand on the dues- at the time of the meeting 11 home owners were still due.
- e. The cost of the sign removal was \$1000.00- removal was approved by the Board on the 1/4/2016

4. New business:

- e. Due to some scheduling conflicts annual HOA meeting was set to take place on 26th of April 2016 at 7:30 pm, at St Joan of Arc Church meeting room.
- f. We confirmed annual dumpster set up- there will be 3 possibly 4 dumpster set in spring(Memorial Day Weekend) and in Fall (Labor Day Weekend)
- g. The Board decided to schedule neighborhood Garage Sale for 14th of May 2016, from 8am- 4pm. Linda will make a signs.
- h. The Board discussed the Block Party. Bernie will talk to Chris and Layne Mielke if it could be joined with their movie night. The Board would provide food and refreshments.
- i. Newsletter items:
 - Annual meeting, Garage Sale, spring cleanup of the front yards, dumpster set up, corner lot developments/sign removal, pet waste.