

VILLAGE AT LITTLETON HOMEOWNERS ASSOCIATION
Board of Directors Regular Meeting Agenda 07/22/2020

Board of Directors: (x) Brad Shelly (x) Scott Munstock (x) Mary Ann Gibson
At Large Members: (x) Marg Carlisle (x) Michelle Carter (x) Susan Holburn (x) Carol Schneider
Staff: (x) Rocky Mt. Home Management, LLC. Representative Tony Lemberger

CALL TO ORDER: 6:35

Homeowners Open Forum:

- 10 minutes total; 3 minutes per homeowner.
- Language at the board meeting will be kept professional. Personal attacks against owners, residents, officers, and directors are not consistent with the best interest of the community and will not be tolerated. No audio or video recordings of these meetings are permitted.
- All items on this agenda are scheduled for 7:00 p.m. and will be considered in the order the item appears on the agenda. The Board, at their discretion, may choose to alter the order in which the items are considered, may break, or may continue an item to be considered on a future date.

Residents Present: Michael and Rosemary Nowacki, Bill Gibson, James Kirby, Larry Buethe, Danny Carter

CONFLICT OF INTEREST: None

APPROVAL OF AGENDA: Approved by Scott; seconded by Brad

APPROVAL OF PREVIOUS MINUTES: Approved by Maryann; seconded by Scott

OLD BUSINESS:

1. Smashed downspout at 5931, 1423 and 5901: **Miguel will be here in about 2 weeks, the beginning of August to take care of it.**
2. Update on Homeowners Directory: **Two homeowners need to give names to Tony who'll give them to Jim Taylor**
3. Property Review results, timeframe for Miguel to finish: **Tony says he will begin August 8. He's taken care of the squirrel problem and cleaned gutters**
4. Rules and Regs: **Removed parking benefit for BOD members as the bylaws say there can be no compensation for the voluntary positions. Need to change on the website.**

NEW BUSINESS:

1. Management Report Review:
 - a. **Lake Ct light pole repair: Miguel will review**
 - b. **Squirrel damage repaired: Closed**
 - c. **Hand railing: Larry's Welding is coming out to take a look at it.**
 - d. **Save a tree applied treatments for: Scale 6/4; Japanese Beetles 6/18**
 - e. **Tuck point on retaining walls completed. They recommend an additional sealer**
 - f. **Storm drain cleaning: completed by the city.**
 - g. **Dryer vent cleaning: Dlintz can not do this. Tony will send an eBlast to remind folks to clean the vent piping periodically.**
2. Repair damage from fallen branch on west fence: **Miguel will repair it and send invoice to South Metro Housing**
3. Certificate of insurance and homeowners info: **Closed**
4. Sprinkler repairs: Absolute Lawncare completed; **Tony will be looking for another sprinkler company within 2 weeks. Will retain them for lawn mowing.**
5. Salt buckets location: **Moved them behind 1401; may need to have something built to cover them**
6. Safety issues:
 - a. **Both driveways at the end of Datura need concrete drain pans to get rid of ice dams (Will delay decision to spend \$2300 until September meeting.)**
 - b. **Need cover on open Pipe about 15 ft from west fence closer to the Fishers that drains from hilltop**

COMMITTEE REPORTS:

1. ACC : No new requests

2. Landscape Committee: **Spending of money left from the 2019 grant will be determined by the LLC Committee**

HOMEOWNERS CORRESPONDENCE

1. 5903 trash issue continues: **Closed**
2. 1413 roof issue: **Miguel will take care of it.**
3. Need asphalt sealing behind garages where asphalt meets concrete drain pan (1411, 1413, 1415, and 1417 and 1419)}

FINANCIALS: Reviewed

1. Financial Statements
2. Budget to actual Report
3. A/R Report
4. Bank Statements
5. Vendor checks for signatures

ADJOURNMENT: 7:35