

Paradise Hills Filing 6 Homeowners Association

Annual Meeting Minutes
March 16, 2017

Meeting began at 6:02 pm.

Introduction of the Board of Directors:

President: Mark DeWolfe
Board Member: John Feild
Board Member: Cheris Campbell [absent]

Members present: Mark DeWolfe, Mark D. Feil, Gary DeYoung, Charles Clarkson, Jean Enderud, John Field.
Proxies received from Juanita Miller, Loren Lutz, Wade & Genna Pride, Marjorie & Charlie Martinez, Thomas & Patricia Brown, Beth Bauerle.
12 properties were represented

Introduction of Heritage Team: David Caldwell, Becky Jett

2016 Minutes were approved as written. M/S/C. HPM will post these on the website.

Old/Unfinished Business

- Pond is owned by the various Paradise Hills HOA filings; park is city of Grand Junction.
- As was the case last year, Filing 6 has money in the bank for their share of dredging the pond but until other filings and city of GJ contribute that will not be done. Money to remain set aside.

New Business

- Mark D, Chuck C, and Tom B will continue maintaining the irrigation system.
 - Discussion about possibly increasing the pump parameters as the homes near the end of the lines do not get enough pressure for sprinklers to operate correctly. Mark and Chuck to investigate.
 - Notices about irrigation will again be hand delivered to homes. Hours for irrigation will remain the same as previous years [4-10am and 4-10pm].
- HPM to solicit bids for weed control along H-Rd.

2017 Budget:

- Discussion about monies from 3 yrs of special assessments that were to be set aside for pond dredging. HPM to check and report back to Board a to status.
- 2016 Ground Maintenance actuals included over \$3500 for upgrading the landscaping at the entrances which has greatly improved the appearance of the neighborhood
- Vote to approve budget as presented. M/S/C HPM to post on website..

Nomination and election of Board Members:

- Mark DeWolfe's term is expiring now; John Field's term goes through 2018; Cheris Campbell was appointed to replace Wanebo's so she needs to be voted in as a Board member.
- Mark DeWolf, Cheris Campbell, and Chuck Clarkson were nominated.
- All present voted to accept these Board of Directors members.

The meeting adjourned at 6:37 pm

Minutes taken by

Becky Jett

Heritage Property Management