

Minutes were
approved at the
November 14, 2018
Annual Meeting

Monarch Glen Homeowners Association, Inc

Annual Meeting [2nd try] Minutes
Thursday, January 25, 2018

Meeting called to order at 7:05 pm

Member in attendance: Linda Norman, Bonnie Higgins, Robert Budeau, Liz Crawford, Sam & Teresa Sooter, Mykal & Diana Aragon, Skip Haitz, Jennifer Ramirez and Lena Watts. 13 proxies were received.

- Quorum was met [22 required; 22 properties were represented in person or by proxy.]

Introduction of Board of Directors

- President: Linda Norman
- Board Member: Bonnie Higgins
- Board Member: Rob Budeau

Introduction of Heritage Property Management (HPM)

- Hilary Schwartz

Minutes from the March 29, 2017 Annual Meeting were approved as written [M/S/C]. Notes from the December 7, 2017 meeting were accepted as written. HPM will post copies of both on the website.

Old/Unfinished Business - None

New Business

- Discussion of the landscape and irrigation system ensued. The contract with Corona Lawn Care goes through ~~the end of 2019~~ March 31, 2019.
 - Members stated they were very pleased with how Corona Lawn Care dealt with the irrigation line break and wash out on Monarch Glen Loop last year. The Board stated they were very happy with how Corona Lawn Care rebuilt and elevated the pump as well.
 - Homeowners are responsible for the irrigation system from the street valve into their property; however, Monarch Glen does have some main lines that run through homeowner's yards. Therefore, if members observe an irrigation line break or leak please contact HPM to report the issue so we can address it as soon as possible.
- Members voiced concerns that violations were not being addressed in a timely manner. The Board stated they try to address all violations with consistency and in a timely manner.
 - If members observe violations of the CC&Rs or Rules & Regulations please notify Board Members directly or send correspondences to HPM at 2650 North Ave, Ste 116, GJ, CO 81501 or to info@hpmgj.com.
- Members voiced concerns about children sledding near the water retention pond. No trespassing signs have been posted, so the HOA will not be liable if someone falls through the ice or gets hurt.

2018 Approved Budget

- Linda Norman asked if any members had questions about the approved budget.
 - One member asked what would go under 'bad debt'. Bad debt would be considered any dues the HOA does not foresee obtaining and therefore has to write off.

- No other questions were received and the approved budget has been uploaded to the website.

Nomination and Election of Board Members

- Linda Norman, Bonnie Higgins and Robert Budeau volunteered to continue serving on the Board.
- Diana Aragon self nominated.
- Slate of nominees accepted as presented [M/S/C]. HPM will update contact list with phone numbers and email addresses and disseminate to Board members.

Meeting was adjourned at 7:36 pm.

Notes taken by

Hilary Schwartz

Heritage Property Management