

Jackson Creek Filing No. 5 Homeowner's Association

Annual Meeting – Bear Creek Elementary School

December 3, 2016

Called to Order: 12:05pm by Michelle Lashley

Establishment of Quorum: Quorum was established

Board Members In Attendance: Steve Scherrer, Michelle Lashley, Shirley Bresciani, Tanya Bingham. Kristie McKitterick from Balanced Bookkeeping & Community Assoc. Management was also in attendance.

Location: The meeting was held at Bear Creek Elementary School, Monument, CO.

President's Remarks: Michelle introduced the Board Members and asked Shirley Bresciani to address the group about the Neighborhood Watch program. Also, she asked community members to be aware and report suspicious behavior. Shirley reported that we had another neighborhood watch meeting this last September with 9 homes attending.

Mike Abair addressed the group about the ARC committee. He explained that exterior home paint colors needed to be approved by the committee, as well as structures and landscaping changes. Details for contacting ARC are on the Academy View website. Mike explained that there are currently 5 people on the ARC committee.

Motion to adopt 2016 Annual Meeting Minutes by Mike Abair and seconded by Tanya Bingham.

Treasurer's Report 2016: Steve Scherrer noted that there are no changes/increases in our dues. However, trash service from Best Way has gone up. We have a small surplus in the legal section of the budget. It is required to have excess money in the bank to deal with covenant/homeowner issues as they arise. Steve reviewed the budget summary.

President's Report 2016:

Next board meeting is scheduled for January 2017. Ice Cream social had low attendance. We will discuss new ideas for a spring social event. The ice cream social may possibly be rescheduled for mid-September. Continuing to host the Annual picnic will also be discussed. About 20 homes were in attendance this year. The Garage sale will be planned for May and the dumpster will also be scheduled. We may schedule the dumpster 2 different times during the year. We may need to relocate the dumpsters so that they are not visible on Jackson Creek Pkwy. Kristie maintains the relationship with Tri-View to keep mowing, streets and Tri-View's sidewalks maintained. Homeowners are responsible for shoveling sidewalks surrounding their homes. The homeowner adjacent to the mailbox is responsible for taking care of the sidewalk area by the mailboxes. The park sidewalk is Tri-Views responsibility but community members can help by salting the icy areas as well. Michelle reminded everyone about the HOA website and encouraged members to attend open board meetings. Michelle reminded everyone

that HOA does not deal with snow removal. TriView does all of the snow removal. It is homeowner's responsibility to not have their car on the street while snow plowing is going on.

Spring/Fall community effort to pull weeds and beautify the neighborhood was discussed.

A Tri-view meeting was attended by Mike Abair. He said it's on Tri-view's calendar to fix the ice situation by the mailbox on Paiute near the park.

Question raised to Kristie about how to address concrete sidewalk repair issues.

Ratified 2016 meeting minutes.

Election of HOA Board Members: Members were listed on a ballot. Ballots were collected and Board Members were elected to the Board. Results were Michelle Lashley, Shirley Bresciani, Steve Sherrer, Tanya Bingham and Mike Abair elected. Mike Abair and Kevin Barney were write-in candidates.

Ratification of 2016 Budget: YES

Meeting adjourned : 12:55pm