

Property Owners of Castle Rock Director's Meeting  
Minutes  
January 18, 2017

Meeting called to order by Walt at 5:40 p.m.

**Board members** attending to make the quorum: Travis, Greg, Sandie, Walt, Jennifer (Miles was available by phone). Sandie and Lauren represented Neighborhood Partners.

Establishment of a quorum: Walt

**Secretary's Report:** Minutes from October 6, 2017

Motion made by Jennifer to accept the minutes. Seconded by Travis. Motion carried.

**Treasurer's Report:** Greg

Review of Financial Reports: Sandie and Greg went over the financial report. Jennifer made a motion to accept the Treasurer's Report; Walt seconded; motion carried.

Fourth Quarter Comparison Review Report was made by Sandie and Greg. The Board had approved moving \$10,000 from the operating fund to cash reserves in the October meeting. However, we can move more (\$14,000). Jennifer moved to change the amount to move from the operating fund to cash reserves from \$10,000 to \$14,000. Travis seconded. Motion carried.

**Neighborhood Partners Report:** Sandie

Sandie updated the Board on A/R and collections.

Lien Status Report: 4232 Rocky Rhodes: We have begun to receive payments from the bankruptcy. Josh Bean is doing this because he started it. They have not paid their dues for this year.

Resident Property Status

Builder lots: 8

Homeowners: 236

Rentals: 39

Weekend: 6

Status of Concerns: David Schultz said the answer was no to deeding the part to the HOA. He said it was against state law.

**Finished Business**

2017 Proposed Budget: Sandie Reported on the proposed budget.

Fence Staining: Sandie reported the side lots fences are now stained.

**Unfinished Business**

Playground equipment: The city is doing some work on the swing set. The HOA would like to pay for safer playground equipment and have the city install. Invite the Parks and Recreation Department to a meeting and see if we can work something out.

Swim Lessons: The insurance company says there is no problem with a resident giving swim lessons at the pool. Therefore, we have created a form to be completed by anyone giving swim lessons at the pool. The Board approved the form with a few changes. Lauren will send out a revised copy to all the Board members by e-mail.

Splash Pad: Repairs are being made to the mushroom. Will be ready by the time the pool opens in March.

## **New Business**

### Special Projects 2017

Shade Cover for the Splash Pad: Several options were presented for creating shade cover for Splash Pad. The Directors discussed the options and felt all were very expensive. It was decided that we would check into purchasing an additional picnic table with a pergola for the grassy area near the Splash Pad. We know how much it would cost for 2 picnic tables because we have a quote for those we want to purchase for the pool deck. The Board feels this is the way to go for the Splash Pad.

Picnic Table for Pool Deck: To purchase 2 8' Ultra Site tables will cost \$1680 plus freight (estimated at \$400) and installation would be about \$200 for a total of \$2,280. This was approved by the Board.

**Incentive for Yard of the Month Winners:** Walt introduced the idea of offering an incentive for those who are named Yard of the Month winners. Two homes are awarded Yard of the Month each month from May to August or September. Walt would like for the HOA to give these winners a gift card for \$25 from Lowe's. The money will come from the Membership Events part of the budget. The Board suggested \$250-\$500 be set aside for this award. This was approved by the Board. Walt will go to Lowe's and see if they want to contribute to the incentive.

**Adjourned:** The meeting was adjourned at 7:00 p.m.