

MINUTES
PROPERTY OWNERS OF CASTLE ROCK
DIRECTORS MEETING w/ notes
Tuesday, July 11, 2023
Neighborhood Partners Office

Call to order: 6:21 p.m.

Establishment of Quorum

President—Miles

Secretary Report

Secretary—Cindy

Minutes April 11, 2023

Belinda motioned to approve the minutes; Miles 2nd the motion

Treasurer's Report

Doug submitted the Financial Reports in absentia

Miles approved the budget and Belinda 2nd. All in favor

Management Report

Neighborhood Partners, Sandie

A/R Current

Past Due violation \$459.31

Late fees, finance charges, fines and 2 pool violations

Past Due Annual dues

- One homeowner is out of compliance. Attorney sent demand letter;
Lien to be filed 7/20

Lien Status Report

No liens

Resident Property Status 288

Homeowners 222

Rentals 58

Weekend 8

Pool Annex

Pool Attendants – Hired 2

2 incidents of activity after 9:00 p.m. Police called.

Status on Concerns

Drive damage to Common area along Hwy 40—claim filed

Landscaping company will be contacted to “clean up” trenches along entrance

Finished Business

Top Point Tree – estimate to treat common area tree

Update Landscape—Yard of the Month Requirements

Separate water valve at entrance for irrigation and entrance fountain

Unfinished Business

Landscape along Hwy 40—Green Teams

Propose that Green Team clean up eyebrows

Moved by Belinda, seconded by Miles

Committee

Community Event

4th of July parade was a huge success.

New Business

Quarterly Newsletter Proposal by Cindy

Motion by Miles to approve; seconded by Belinda

Fire Plugs throughout Castle Rock have been repainted at our request

Annual Meeting:

Proposal to offer Chick-Fil-A at start

Hold meeting in pool area (residents to bring chairs)

Reserve nearby fire station in case of rain

Discussion was held about running for reelection if term has ended and those willing to continue to serve the second year of their two-year term

Adjournment

Miles proposed to adjourn 7:51 p.m., Jessica 2nd.

Documents:

Agenda

Emailed: 2nd Quarter Comparison Report

P&L Report

Balance Report

Submitted by HOA Secretary, Cindy DuBois