

SGE Board Meeting Minutes for March 09, 2010

The meeting was held at The Holy Trinity Anglican Church in Gleneagle. President Ralph Nussbaum called the meeting to order at 4:05 PM. Board Members present were Ralph Nussbaum, Lisa Heastan, Dick LaRue, Steve White & Myrna Whitfield. Kerry Cantrell from Z& R Management Co. was also present as was Harvey Heastan, Treasurer (Non-Board Member).

Open Forum began at 4:05 PM.

Win and Ann Davis asked about a car that had been parked in front of their place for quite some time. Jim Schumacher said it was his car. The Board informed Jim that he could not store his car in the guest/overflow parking.

Jim Schumacher expressed his concerns about the debris that is left when Unlimited Landscaping trims the bushes. He said that Kerry Cantrell had promised him the small clippings would all be cleaned up.

Kerry said the Unlimited Landscaping would soon be doing the spring clean-up around the complex.

Jack Johnson said that he has had to replace some cracked tiles in his unit due to the fact that the subflooring was not laid before the installation of the tiles. That has been a problem in other units as well.

Jim Smith commented on the lack of landscaping in the rocked area and is worried about his property value due to the lack of plants in the rock area across from his unit.

There was some discussion on the fact that some of the window wells will have to be replaced when weather permits.

Christine McPherson asked if the big dog issue had been settled. It has not.

Since the Rules & Regulations committee will soon be updating the Rules and Regulations, Ralph asked the question if the homeowners wanted the weight limit of dogs raised and the answer was an overwhelming "No" from all the attendees.

Thanks to Scott Hightower for obtaining the church for our meeting place.

The Regular Meeting Began at 4:27 PM.

The previous meeting minutes were approved.

Kerry presented the Manager's Report:

- He presented the financial reports and they were approved.

- Unlimited Landscape's new contract was presented, approved and signed.
- He presented the Unlimited Activity reports and Work Orders issued for the last two months.
- He presented copies of the U. S. and Colorado 2009 Tax Forms that have been filed by our CPA firm. (No taxes are owed by the Association.)
- He presented the 2010 Budget seasonal line items. It was decided to correct the Sump Pump Repair/Maintenance from a 12 month line item to the month of May when the inspection and repairs normally occur.

New Business:

Kerry also mentioned the copy of the letter sent to Travelers Insurance Company regarding a forthcoming change in SGE rules and regulations regarding the gas grills that are currently on the decks and the strong recommendation for all unit owners to install carbon monoxide detectors. This was in response to a previous letter from Jen Rainwater, Travelers Risk Control Technician.

The Rules and Regulations Committee is comprised of the Board Members and two homeowners, Fred Reichert and Dianne Roberts. All homeowners will have the opportunity to review and comment on the changes being made before they are finalized.

Myrna thanked Glenn and Karen Bethany, who unfortunately were unable to attend the meeting) for the \$50.00 donation for flowers to be purchased for the flower beds outside the gates.

Ralph stated that he had received an email from Erika Reichert stating that she will no longer be able to maintain the south flower bed. Ralph asked for volunteers. Karol Johnson, Dianne Roberts, and Margaret Pasoli volunteered. Thank you ladies!

The meeting adjourned at 4:50 PM

Myrna Whitfield
Secretary