

**Smoky Hill Homeowners Association**  
**Board of Directors Monthly Meeting**  
March 10, 2009

**Board Members Present:** C. J. Whelan, Jerry Marshall, Caryn Winkler, John Vogt and Dave Bednarz

**Smoky Hill HOA Agent:** Don and Carol LaBrot, Centennial Property Services, Inc.

**Attendance:** Sign in sheet available upon request

C.J. Whelan called monthly SHHOA meeting to order at 6:40P.M.

**Homeowner Forum** Ms Jennifer Meidling asked the Board to review legal fees on her account. The Board will research this matter and discuss with her at the April HOA meeting.

**Metro District** Steve Pulford presented information for the month of February. Please check **Metro District** website for details.

**General Session**

- Jerry Marshall made a motion to approve the minutes from February 2009 Board meeting. Motion was seconded and approved.
- Centennial Property Services (CPS) presented the Associations current financial reports: The Balance Sheet and Budget v. Actual reports, ending 02/28/09. Caryn Winkler made a motion to approve the financial reports (subject to audit). Motion was seconded and approved. The financial reports are available on the HOA's website at [www.smokyhillhoa.net](http://www.smokyhillhoa.net).
- Caryn Winkler made a motion to extend the time period for the HOA audit and submit estimated tax payments to Federal and State government IRS. Motion was seconded and approved.
- Dave Bednarz motioned to pay Association bills totaling \$9712.97. Motion was seconded and approved.
- Dave Bednarz made a motion to waive a \$10 late fee on the account of Ms. D Lewis (5141 S Richfield). The remaining \$80 balance will be paid off by monthly payments of \$10. Motion was seconded and approved.
- CPS presented their Covenant Enforcement activity report for the month of February 2009.
  
- **The New Community Committee** reported on the monthly progress of the committee.

Caryn Winkler made a motion to adjourn the meeting. Motion was seconded and approved by all. The meeting adjourned at 8:31 PM.

Executive Session was called to order at 8:45PM

Caryn Winkler presented legal matters that were discussed.

Meeting was adjourned at 9:15PM

### **Things to do**

#### **CPS**

1. Mail out notice of annual meeting
2. Send letter to “tree homes”
3. Send Meidling file to Board
4. File for extension on SHHOA taxes

#### **John Vogt**

1. Notify Ms Lewis of the Board’s decision regarding her unpaid balance