

# Board of Directors Monthly Meeting

## October 11, 2011

**Board Members Present:** Jerry Marshall, Lucile Williams, Caryn Winkler, Jerry Woomeer, Carol Stitt and Todd Gunning

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

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

Jerry Marshall called the monthly SHHOA meeting to order at 6:36P.M.

### **GENERAL SESSION**

- Carol Stitt made a motion to approve the minutes of the September, 2011 Board meeting (as amended). Motion was seconded by Caryn Winkler and approved.
- Carol Stitt made a motion to approve the financial reports (subject to audit) for the month of September. Motion was seconded by Caryn Winkler and approved.
- Centennial Property Services (CPS) presented the Associations current financial reports: The Balance Sheet and Budget versus Actual reports, ending 09/30/11 were discussed. Caryn Winkler motioned to pay association bills totaling \$5036.10. The motion was seconded by Jerry Woomeer and approved.

### **Homeowners Forum**

None with issues

**Metro District** Steve Pulford presented the report for the month of September. Please check the Metro District website for their monthly report.

**ARC** Todd Gunning reported on the monthly progress of the committee. Three homeowners will be placed on hold until May 1, 2012.

**The Community Events Committee** Carol Stitt reported on the committee's activities from the previous month.

### **New Business**

Lucile Williams made a motion to have an exclusive usage contract with the metal collector who has made contact with CPS earlier this week. This will only apply to the upcoming Dumpster Rally scheduled for October 15<sup>th</sup>. The motion was seconded by Jerry Woomeer and approved.

### **Homeowners' Forum**

The meeting adjourned at 8:00 PM.

## EXECUTIVE SESSION

Executive meeting was started at 8:32 PM

Caryn Winkler presented legal information from Mr. Wilder. The following issues were discussed

- **Anil Bisesser** (18189 E. Crestline Circle) Caryn Winkler made a motion to notify Mr. Kennan to initiate garnishment procedures after the 15<sup>th</sup> of October. The Board will also Require the amount of \$1,000 be paid by October 17<sup>th</sup>. If this is paid in full at this time, the requirement for the lawn to be within the covenants will be extended until May 1, 2012. If these requirements are not completed by the dates listed, a Judicial Foreclosure process will be started. The motion was seconded by Carol Stitt and approved. Caryn Winkler will notify Mr. Kennan about this decision.
- **Horne** (5158 So Sedalia Ct) Lucile Williams made a motion to notify Mr. Kennan to accept immediate payment of \$700 from Ms. Horne. She will then pay \$50 per month until she has paid the amount owed the SHHOA. If these requirements are not completed by the dates listed, and the Board has not received a request to modify payments, a Judicial Foreclosure process will be started. The motion was seconded by Todd Gunning and approved.
- **Chavez** A garnishment of \$300 per month will continue until the total amount owed the SHHOA is paid off.

Meeting adjourned at 8:30PM