

Board of Directors Monthly Meeting

July 12, 2011

Board Members Present: C. J. Whelan, Caryn Winkler, Jerry Woomer, Todd Gunning, Carol Stitt, Lucile Williams and Jerry Marshall

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 6:36 P.M.

GENERAL SESSION

- C J Whelan made a motion to approve the minutes of the June, 2011 Board meeting (as amended). Motion was seconded and approved. Caryn Winkler abstained.
- CJ Whelan made a motion to approve the financial reports (subject to audit) for the month of June. Motion was seconded and approved.
- Centennial Property Services (CPS) presented the Associations current financial reports: The Balance Sheet and Budget versus Actual reports, ending 06/30/11 were discussed. Lucile Williams motioned to pay association bills totaling \$11,670.13 The motion was seconded and approved. One abstention.

Homeowners Forum

None with issues

Metro Steve Pulford presented information. Please check the Metro District website for their monthly report.

ARC Todd Gunning reported on the monthly progress of the committee. Nine Homeowners will be sent to legal for the next step in the process.

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

New Business

C J Whelan made a motion to accept the results of the audit, as prepared by Dix Barrett & Stilter PC, as submitted. CJ Whelan instructed CPS post the audit results on the website. The motion was seconded and approved.

Homeowners' Forum Mr. Lee Koenig (17792 E Berry Place) asked the Board to consider adding more lighting at Coyote Park. The Board has agreed to go to the park following this meeting, to evaluate the request. Mr. Koenig will also meet there with them. The decision will be made at next month's HOA meeting.

The meeting adjourned at 7:55 PM.

EXECUTIVE SESSION

Executive meeting was started at 8:12 PM

Caryn Winkler presented legal information from Mr. Wilder.

Following issues were discussed

1. **Curry** (18365 E Crestridge Dr) the covenant violations will be completed by the end of August.
2. **Anil Bisesser** (18189 E. Crestline Circle) There are now new covenant violations. The first letter will be sent by CPS Plan to be done by end month. Caryn Winkler made a motion to notify Mr. Kennan to initiate garnishment procedures. The motion was seconded and approved.
3. **Colicchio** (18190 East Crestline Circle) The HOA has received payment in full for all monies owed the HOA. CPS will send a letter to the new owner (when this information is received) to start the covenant violation process.
4. **Horne** (5158 So Sedalia Ct) The court has issued a judgment in the amount of \$1491.60. Caryn Winkler made a motion to notify Mr. Kennan to initiate garnishment procedures (when employment can be verified. . . The motion was seconded and approved. The motion was seconded and approved.

Meeting adjourned at 8:45PM