



South Creek Seven Homeowners Association

**P.O. Box 3421
Boulder, CO 80307**

MEETING MINUTES

HOA Meeting

Sunday, December 8, 6:00 p.m.

Location: 1070 Tantra Park Circle

Attendees: Kathy Kramer, Arrelaine Dameron, Jeremy Reynolds, Ellen Hogan, Richard Fey, Mike McMillen and Merry Bullock

- Approval of minutes from August 2019 meeting – approved in August and posted to SC7HOA website.
- Landscaping report:
 - Not much landscaping happening during winter season. Treatment/spray/Ash trees for the emerald ash borer and fertilized Ash trees. Both Craigs looked at trees and said trees came through well. No trees lost. Due again 2021. Every two years.
 - Chinkapin Oak tree will be replaced in spring if it does not leaf out.
 - Sun and Shade did not do mulching. It was agreed upon due to early snow storm in October. They were trying to do fall cleanup. May have to wait until next spring.
 - Craig Hoffman wants to continue working with us until he retires.
 - Sunflower gardening want to continue doing weeding in the spring.
 - Update on rats – have gone underground.
 - Snow removal – Matt and Jason from Sun and Shade came out and had subcontractor do South Creek Seven property. Still a lot of snow left in cul de sacs. S & S said they were here twice. But timing meant more snow fell after they had plowed. Two parked cars in two cul de sacs meant no plowing there. Did best they could. Subcontractor shoveled walks on WMC. In future we would like them to shovel WMC sidewalks. When 5 inches do sidewalks also.
- Asphalt Update: Need to pay contractor. All else is done. Amount is \$28,000. Spots finished. They came out, swept, did IR patches, crack-sealed, and seal coated. Only issues --related to homeowner moving which complicated paving.
- Treasurer's report;
 - Discussion of 2019 budget; set 2020 dues –

- Budget to be decided. Kathy to send Mike's end of year budget sheet to Vikram.
 - Set Budget - roll over with money added for asphalt maintenance (\$2,000):
 - It was decided to keep dues the same.
 - Nine home owners have not yet paid dues.
- Assets/Liabilities/Equity
 - Total assets - \$98,778.64
 - Checking - \$50,468
 - Five CD's
 - Spent – net income -\$12,000.
- Election of new directors for board (by the members)

Added: Merry Bullock and Richard Fey

No longer on Board: Harlan Savage, Ellen Hogan, Arrelaine Dameron

- Election of officers for 2020 (by the board)

Name Board Member	Term	Position	Telephone
Mike McMillen	2020 - 2022	Treasurer	303-494-8826
Massimo Buvoli	2018- 2020	Landscaping	303-494-2821
Kathy Kramer	2018 - 2020	Secretary	303-494-8861
Jeremy Reynolds	2018 – 2020	Board member	303-522-5360
Rich Fey	2020 – 2022	President	303-947-9119
Merry Bullock	2020-2022	Vice President	303-717-3024

- Reimbursement of officer dues: All three – Treasurer, Secretary, and Landscaping will be reimbursed
- New Business: Due to break-ins in neighborhood we discussed security measures – Cameras. Neighborhood watch. Richard Fey to research.
- Discussion of Fey deck at 1055 TPC - Roof does not match drawing. Suggestion concerning balusters – open up so as not to be so enclosed. Does it match permit? Follow up discussions in coming weeks. Suggestion by Arrelaine that board meet with Rich and allow him to submit an AR form that will work.
- Tom Sandrock – AR form will be expiring. Problem with permits. He needs to give an update. Kathy to send email reminding of the 90 days expiration.
- HOA Meeting Location(s) for 2020
 - Next meeting April 26th 6:30 pm - 1055 TPC

