

The Irish Walk Homeowners Association
A Colorado Nonprofit Corporation
Board Meeting Minutes
7:00 pm - May 31, 2018

Barrett Miller called the meeting to order at 19:04

ORDER OF BUSINESS

Roll Call

Barrett Miller - President
Fred Miller - Vice President
Matt Spinelli - Secretary
Gary Hamilton - Treasurer
Jeff Bottineau - Member

Determination of Quorum

All board members in attendance

Discussion of minutes from Board Meeting on 4-23-18

No comments; no changes necessary.
Minutes were approved.

Updates on Bank Accounts

Opened one new account for operating and a money market account for reserves.

Barrett (primary) and Fred have been established as signers on the account.
\$100 from a home sale deposited into reserves.
Provided a resolution and meeting minutes to get the accounts established.
Matt signed as Secretary.
Barrett had statements printed for Board review.
Main operating account is currently at \$11,345.
Alpine will close the HOA's old accounts; new accounts are now official.

Barrett will inform Coldwell of this progress and request they be added as signers as well so they can act on our behalf and manage vendors.

Updates on Management Company

Barrett and Matt met with management company - *see previous meeting notes*

Coldwell is contacting vendors and providing updated HOA info
HOA Dues notice sent via mail with due date at the end of June.
Finance charges monthly for those in arrears (18% on amount owed).
New website in development modeled off the current parent site.
Talked to Coldwell about the ACC process and how to communicate with ACC
(one point of contact).
Coldwell is to keep in touch with the whole board and not just a few members so
we are all in the loop and nothing gets dropped.

Old Business

Jeff will look into basketball hoop options with the goal of an August/September install.

Discuss options via email and decide at the next Board meeting.

Fred will look into pet stations that have dog bags, sign boards, and trash cans
all-in-one. Need to acquire at least three stations.

New units must have info boards built in for neighborhood communications.
Install new units but keep old ones up until current bags run out, then reevaluate.
Perhaps get extra bag dispensers to help encourage waste disposal.
Discuss options via email and decide at the next Board meeting.

Barrett will research options for signs and barriers on the ditch road (Barrett). The ditch
authority will be contacted for approval.

Try to do all these projects in August

New Business

Coldwell does not have the staff to conduct compliance checks. The Board will pick up
this duty and review violations before elevating them to the management company for
issuing warnings and fines.

Compliance reviews will be conducted by board members in pairs, approx.
bi-weekly, and during normal business hours. Photos and documentation will be
prepared. Gary and Barrett will conduct the reviews in June.

Look into cleaning out cul-de-sac drains (e.g., south Brooks Ct)

Get professionals with insurance to do the work (Ben Dowd?)

For under \$650 just do it, otherwise get a quote and review with Board

Contact the county and look into changing grates to concrete swales that drain properly

Pumps and sprinklers all seem to be working well. The hidden park sprinklers still need to be run manually because the prime is unreliable not timer-based.

Weeds are being managed pretty well; no complaints.

Next meeting scheduled for June 21st at 7:30 pm at 637 Brooks. The Board will make decisions on seasonal projects and decide how to move forward with installations.

Meeting was adjourned at 20:13