

Saxony Homeowners Association, Inc.

December 16, 2015

Minutes of Saxony HOA Board

Attendance

President – Barbara Chamberlain

Secretary/Treasurer – Dennis Bierschbach

Vice-President – Jose Vallejo

Manager - David Littler, Peak to Peak Property Management, LLC

Homeowner guests – Sean McCurdy

Other guests - none

Quorum present - yes

Meeting called to order by President Chamberlain at 6:15 PM.

Action items-

1. The minutes of the previous meeting (10-27-2015) were reviewed and approved as written. They will be posted to the Saxony website:

<http://www.peaktopeakmgt.com/pages/associations/saxony/index.html>

2. The 2015 year-to-date financial reports (01/01/2015 through 10/31/2015 and 01/01/2015 through 11/30/2015) by Peak to Peak Property Management were reviewed. Also reviewed were the bank statements dated October 30, 2015 and November 30, 2015. The Financials were accepted as presented with a vote of 3-0. Financial documents posted on the Saxony website will include the balance sheet, profits and losses vs Budget for the current period, as well as year-to-date.

3. A transfer from the Reserve Account to the Checking Account in the amount of \$5,590 to pay for the stamped concrete replacements that were completed in the front of two residences was approved 3-0, after a motion by S/T Bierschbach and a second by President Chamberlain.

Discussion items-

1. The October 2015 Action Log was reviewed and discussed and will be updated to reflect the input and comments received in connection with the homeowner visits conducted by Board members prior to the Annual Meeting.
2. After receiving a revised bid from the Contractor for repairing the east stucco wall, the Manager will be consulting with a professional Engineer and an additional Contractor in order to determine exactly what is involved and the cost of doing the project in phases over 3 to 4 years, in light of the magnitude of the cost of doing the entire wall at one time.
3. The items that were brought up during the open forum at the annual meeting were discussed with the intention of addressing them as the year 2016 progresses. The initial response to the request for inclusion in a Saxony resident directory has responses from nearly 2/3 of the owners/residents. The January newsletter will ask that those who have not yet responded do so in order that the directory can be published without omitting anyone who wanted to be included. If no response is received, the address will be left blank when published.
4. Discussion was held regarding the undertaking to update the governing documents for Saxony. The updated documents would incorporate all of the legislative mandates that have been passed over the past 21 years affecting Community Associations, as well as eliminate all of the non-applicable language from the current documents relating to the developer. This topic was mentioned during the homeowner visits and at the annual meeting and there was a general agreement regarding the need. The President will be reviewing the proposal that was received from the law firm and it is contemplated that the Manager and Board will have an initial meeting with the law firm to review the steps involved at the February Board meeting.

There being no other business, the meeting was adjourned at 8:45 PM.

The next meeting is scheduled for Monday, January 25, 2015, at 1:00 PM, at the home of President Chamberlain (9677).

Signed

Dennis Bierschbach

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