



**Players Crossing at Plum Creek Villages  
Board of Directors Meeting  
July 26, 2010**

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- I. **Call to Order** – A meeting of the Board of Directors of Players Crossing at Plum Creek Villages was called to order on Monday, July 26, 2010 by Dave Littler, Vice President of the Association at 4:20 PM. Dave Talley was also in attendance. Bill Esslinger was unable to attend. Sue Daigle, Managing Agent for the Association, was also in attendance. The meeting was held at the offices of TMMC Property Management.
- II. **Approval of Minutes** – The minutes from the February 22, 2010 and the April 5, 2010 meetings were reviewed. With no additions or corrections noted, Dave Littler moved to approve the minutes as presented; Dave Talley seconded. Motion carried unanimously.
- III. **Financial Statements** – The financial statements for the period ending June 30, 2010 were reviewed. It was noted that the operating account had a balance of \$10,593.02 and the reserve account had a balance of \$29,476.18. Total accounts receivable as of month-end was \$125. Expenditures are running close to projection for the year; however, it was noted that legal fees are higher than anticipated although offset by legal fees collected. It was requested that the Pond Maintenance and Repair line item be changed to Pond Repairs.

Interest rates on certificates of the deposit and money market accounts were addressed. It was agreed to obtain rates from the Bank of Castle Rock, First Bank and Mutual of Omaha/Community Association Bank to determine where to invest in a 1 year CD and a 2 year CD. Dave Talley moved to accept the June 30, 2010 financial statements as presented; Dave Littler seconded. Motion carried unanimously.

- IV. **Association Business** – The following business was transacted:
  - A. **Letter from Mike Mulhausen** – The letter from Mike Mulhausen was reviewed. Josh Cyboron with Emerald Isle met with Mr. Mulhausen and pruned the bushes. They will continue to be monitored to ensure the health of the plants. A response will be sent to him from the Association and Josh will be asked to follow-up with Mr. Mulhausen to ensure that the plant is healthy or replace the bush as needed.
  - B. **Annual Meeting Date** – It was agreed to hold the 2010 Annual Meeting on Tuesday, November 16<sup>th</sup> at MedVed Chevy.
  - C. **2011 Budget** – Based on having the Annual Meeting in mid-November, it was agreed to have the budget approved no later than mid-October. The October meeting was tentatively set for Monday, October 11<sup>th</sup>. Discussion followed on anticipated increases in the budget for the coming year including water, electricity, insurance and possibility trash service.
  - D. **Entry Island** – It was suggested that the two dead trees in the entry island be replaced; however, it was also suggested to obtain a bid for removing the junipers in the island.
  - E. **Concrete Bids** – The five concrete bids to replace the triangle that is broken at the end of the driveway at 2155 Kahala Circle were reviewed. It was agreed to obtain additional information from

Emerald Isle on the pricing of this work, to ensure rebar will be mixed into the concrete and to determine the warranty, if any, on the work.

E. **Holiday Lighting** – The bid from B.O.S.S. Company for the holiday lighting bid for \$550 was reviewed. It was requested that an additional bid be obtained from Emerald Isle.

IV. **Adjournment** – With no further business to address at this time, Dave Talley moved to adjourn the meeting and Dave Littler seconded. The meeting adjourned at 5:25 PM.