

**WEATHERSTONE HOMEOWNER ASSOCIATION
COMMUNITY MEETING MINUTES**

July 29, 2009

1. CALL MEETING TO ORDER AND ROLL CALL:

- 1. A The meeting at the Westridge Recreation Center was called to order by Skip Wehner at 6:34 PM.
- 1. B Board members present were Skip Wehner; President; Clay Shubin, Vice President; Patrick O'Keefe; Treasurer and Mark Berghoefer. Also present were Jeff Evans, Property Manager. .
- 1. C The board reviewed the May Meeting Minutes as submitted.
- 1. D **A motion was made by Mark Berghoefer and second by Patrick O'Keefe to accept the May Meeting Minutes.**

2. FINANCIALS:

- 2. A The Board will review the May and June financials submitted by Brian Sheppelman and vote for acceptances via email.
- 2. B **A motion was made by Skip Wehner and second by Patrick O'Keefe to accept the May and June financials. Motion accepted on August 8th via email.**
- 2. C The Board discussed the upcoming CD which is scheduled to mature in late September. The Board assessed upcoming reserve projects and agreed to roll it over based on Brian Sheppelman's recommendations.

3. OLD BUSINESS:

- 3. A The Board decided to table the following items until the September meeting.
 - Review discipline and suspension policies pertaining to the pool.
 - Review and revise current pool rules.
 - Reviewing future paint proposals for the gates around to pool and common fences.

4. NEW BUSINESS:

- 4. A The Board discussed the planting of six new trees along the eastside of Stone Mountain Drive starting at Southbury Court - heading south towards Stone Mountain Elementary. The Boards intent is to soften the view of the school with a mixture of pine and deciduous plantings. Colorado Property Care provided an estimate of \$3,000 and recommends planting in late August. The Board also reviewed additional tree replacements for the center island on Weathersfield Way and inside the common area by the picnic shelters.

4. B. **A motion was made by Clay Shubin and second by Mark Berghoefer to purchase new and replacement trees as long as does not exceed \$500.00 per tree.**

4. C The Board reviewed the latest Senate Bill (1359) that was placed into law on May 15, 2009. This bill requires homeowner associations to adopt policies, rules and regulations concerning reserve studies and a funding plan for such replacements. The Bill allows this study to be performed internally or by an outside professional. The Weatherstone Board does perform a reserve study every 3 to 5 and has a reserve fund already in place. The Board approved Rothgerber, Johnson and Lyons to prepare a legal document in order to be officially compliant.

5. OPEN FORUM

5. A The next Board meeting will be held at the Westridge Recreation Center on Wednesday, August 26, 2009 @ 6:30pm.

6. ADJOURNMENT

6. A With no further business pending, **Patrick O’Keefe moved to adjourn the meeting; Mark Berghoefer seconded the motion. The motion was approved,** and the meeting adjourned at 7:20 PM.