

## WEATHERSTONE HOMEOWNER ASSOCIATION ANNUAL MEETING MINUTES

March 31, 2010

### 1. CALL MEETING TO ORDER AND ROLL CALL:

1. A The meeting at the Westridge Recreation Center was called to order by Clay Shubin at 7:00 PM.
1. B Board members present were Clay Shubin, Vice President and Patrick O'Keefe, Vice President. Also present were Jeff Evans, Property Manager, Carolyn Groom, Walt Morton, Robert Schultz, Jon and Sophia Barter, Eric and Tosha Mack, Richard and Judy Purcell and Rudolph Lukez residents. Not present was Skip Wehner, President and Mark Berghoefer, Treasurer

### 2. PROOF OF NOTICE:

2. A Proof of noticed was delivered on February 22, 2010

### 3. REVIEW OF PREVIOUS MEETING MINUTES:

3. A The board reviewed the 2009 Annual Meeting Minutes as submitted.
3. B **A motion was made by Clay Shubin and second by Patrick O'Keefe to accept the 2009 Annual Meeting Minutes.**

### 2. FINANCIALS:

2. A The Board reviewed the February financial submitted by Brian Sheppelman.
2. B **A motion was made by Clay Shubin and second by Patrick O'Keefe to accept the February financials. Motion accepted.**

### 3. ELECTION:

3. A Clay Shubin gave a complete explanation of the election process to the members in attendance.
3. B Carolyn Groom raised an issue on name requirements for proxies delivered by block captains. Clay advised that proxies voted by members must have a name listed in the appointed section. Mr. Evans explained the ballot / proxy's eligibility process, stating "a homeowner not attending the meeting in person must appoint their proxy to another homeowner or board member in attendance".
3. C Clay introduced the candidates running for the board and district delegate positions. Carolyn Groom introduced herself and gave a summary of the delegate position. Walter Morton, Robert Schultz, Patrick O'Keefe and Clay Shubin introduced themselves and gave a brief statement.

3. D Walter Morton, Robert Schultz, Patrick O'Keefe and Clay Shubin were elected to the board. Carolyn Groom was elected as District Delegate. Eric Mack, Carolyn's running mate, volunteered to sit on the board.

#### 4. NEW BUSINESS:

4. A Clay announced the new contract agreement with Colorado Property Care and provided an overview of the upcoming landscape improvements which will include; expanding the mulch program around the community trees, flower beds and pool area; upgrading the flower program with additional perennials and annuals. Discussion of the Ash boar disease and spray program came into discussion as well.

4. B Clay discussed the 2009 maintenance reserve items and landscape capital improvement program. This year, the newly elected board will evaluate the community fence along Wethersfield Way, the wrought iron fence surrounding the pool, the staining of the wood pergola, the pool house and picnic shelters.

4. C Clay discussed the pool security program and announced the continuation of the program for the upcoming season.

4. D Judy Purcell discussed the Shea Home development adjacent to Wethersfield Way and the future landscaping plans which the developer is willing implement. Mrs. Purcell asked Shea Homes to provide landscape drawings and trees specimens for the community to review. A preliminary meeting with community members and Shea Homes is scheduled for April 6<sup>th</sup> at 4pm. Additional information will be passed along to community members and posted on the Weatherstone web-site.

#### 5. OPEN FORUM

5. A The next Board meeting will be held at the Westridge Recreation Center on Thursday, May 5, 2010 @ 6:30pm.

#### 6. ADJOURNMENT

6. A With no further business pending, **Clay Shubin moved to adjourn the meeting; Walter Morton seconded the motion. The motion was approved,** and the meeting adjourned at 8:20 PM.