

## MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

Date: June 16, 2005  
Place: Parker Senior Center  
Attendees: President – Leonard Price – Present  
Vice President – Open Position  
Treasurer – Charles Dohnalek - Present  
Secretary – Open Position  
Member at Large – Sharon Roybal – Present  
Member at Large – Dawn Fields – Present  
Property Manager – Laura Williams – Present

### Minutes

#### 1. Call to Order

Meeting called to order at 7:02 pm.

#### 2. Approval of Minutes

The minutes from March 2005 board meeting were presented for approval as they are. Sharon motioned for approval and Charles seconded the motion. Motion approved.

#### 3. Officer/Committee Reports

##### **Architectural Control Committee –**

Len Price presented ACC report. Weeds are being taken care of by landscapers.

##### **Roads & Grounds Committee – Len Price**

Landscaping – The landscapers have sprayed for weeds and are now pulling the remaining.

Water Bill – Up \$7,000 from last month. Some used more than 20,000 gallons which sent the bill into the second tier. A building went into the third tier. Notices were sent out to check for leaks.

Rules & Regulations – The Rules and Regs are now done and will be available at the annual meeting in July.

##### **Homeowner Communications –**

Sharon Wells– Reminds us to read the Parker Chronicle to keep up on Parker events. Suggested box by the kiosks to provide the paper. Board to discuss.

Marie Gollam- Inquiry to if the Applewood Ct. sign has been ordered. Laura- Yes, and should be in soon.

Diana Cello– Have a sprinkler that needs checked. Watering the street instead of the grass. Laura to

check on it.

Carol Lee- Are we sweeping the streets? Board to discuss.

Also, Young girl driving HOA golf cart picking up boards. What was she doing? Is she legal?

Demanding to see green card. \*\*Laura- She works for Western Ventures and it is perfectly legal for her to drive the cart because she is an employee.

Ruth Ann- Rock beds need to be weeded. Laura to call landscapers and bring to their attention.

Cheryl Johnson- Water bill has a balance in one spot. Len- HOA will end up being re-billed next month.

?- Gutter problem and new paint already peeling. Laura to call contractors.

### **Financial Report – Charles**

*Operating Expenses* – We are currently operating at approximately \$96,000 under-budget to date. The water bill may lower that. All other areas are under budget except the pool.

HOA has now paid out \$168,000 so far. \$706,000 has been collected. Some homeowners are in payments, others going into collections. Project should be right on schedule. Monies not collected yet should not impact our ability to pay the contractors. There are 35 homeowners past due- 6 in foreclosure, 9 liens, and all others are at the attorney. There is possibly another 6 to be added.

### **Old Business –**

The only old business is the painting project. 17% of the project is now done. Steve Bradley coming soon for another walk.

We still have two open board positions, and there will be a third open as of the annual meeting in July. This is the end of Len's term and we are looking for interested homeowners.

Thanks to all who helped make the pool party such a success!

### **New Business –**

July 21st is the annual meeting. Updated proxy to be on the web.

**Gift Certificate Drawing** – Carla Schirrmeister won the \$25 gift certificate to Potter's Restaurant.

The meeting was adjourned at 7:28 pm.