

## MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

*Date:* April 16, 2015  
*Place:* Parker Senior Center  
*Attendees:* President – Larry Poffenberger–Not Present  
Vice President – Britain Weise – Present  
Treasurer – Jim Whitis – Present  
Secretary – Sue Leonard – Present  
Member at Large – Bonnie McKnab – Not Present  
Property Manager – Laura Williams – Present

### Minutes of Town and Country Village Homeowners Association, Inc.

#### 1. Call to Order

Meeting called to order at 7:00 PM by Britain Weise.

#### 2. Approval of Minutes

The minutes from the March 2015 Board Meetings were approved as presented.

#### 3. Financial

Britain reported that the current financial reports were available at the front table.

#### 4. Homeowner Communication

##### A. Missing ‘No Parking’ Signs

Laura Williams stated she had talked with the city of Parker about the missing signs. She was told the city would put the four signs back. As of April 15<sup>th</sup>, the signs are still missing. Laura will follow up with the city.

#### 5. Old Business

##### A. Landscaping Project -- ON HOLD

##### B. Entry Signage – ON HOLD

##### C. Fence Refinish

Laura Williams stated it was time to start planning for Phase IV. She stated that she only received one bid for the project. The bid came from American Maintenance & Construction, the company which completed the other phases involved in this project. The Board voted to accept this bid because the company had completed the other phases successfully.

##### D. Foreclosure

Laura stated that the foreclosure is still in process.

##### E. Pool Party

The pool party will be held on Saturday, May 23, 2015.

##### F. Budget Planning

The HOA Board will start budget planning by the May meeting so it will be ready to mail out to the Homeowners by June.

#### 6. New Business

##### A. AW19736 Window Replacement

Laura stated that the homeowners have proposed replacing their windows with new windows that are in the same style as the original windows. The Board voted to approve the request.

**B. Review 2014 Audit Report**

Laura asked the Board members to review the 2014 Audit Report that is located in each Board members packet. She also suggested that the Board move the overage from last year's budget to this year's budget. The Board resolved to that change. The Board will continue to review the audit and prepare for the 2015 budget.

**7. Open Forum**

None

Meeting adjourned at 7: 17 PM.

The next Board meeting will be on May 21, 2015 at 7 PM at the Parker Senior Center.