

## MINUTES SUBJECT TO NEXT BOARD MEETING APPROVAL

*Date:* September 19, 2018

*Place:* Parker Senior Center

*Attendees:* President – Sue Leonard – Present  
Vice President – Charlie Caudill – Present  
Treasurer – Joe Derdul – Present  
Secretary – Debbie Miller – Present  
Member – Lowell Willock – Present  
Financial/Investment Advisor – Jim Whitis – Present  
Community 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 Sue Leonard

#### **2. Approval of Minutes**

The minutes from the August 16, 2018 Board Meeting were approved by the Board Members.

#### **3. Financial**

Sue reported the financial reports were on the front table. Our financial Advisor Jim Whitis notified the Board that he is moving to Florida. He would like to continue to represent Town & Country Village HOA as he can still meet with us remotely and will still be in Colorado at times. He will research higher yield investment options at this time but stated that we have been averaging about 5% in our investments.

#### **4. Homeowners**

None in attendance.

#### **5. Old Business**

**A. Rules & Regulations Review** – Next meeting is scheduled for 10/4/18.

**B. Traffic Committee** – Next meeting is scheduled for 10/4/18. We are going to schedule a meeting with fire dept. and police dept. to find out what can be done.

**C. Outdated CC&R's** – We reviewed the entire rewrite and addressed all concerns and spelling issues. This will be sent to the Attorney for a final draft.

**D. Concrete repairs** – All repairs are complete and there are no further repairs scheduled at this time.

**E. Exterior Security Cameras** – We need to determine what will and will not be allowed in the community. Property Manager Laura will research cameras and will come up with specs for The Board to review.

**F. Audit and Tax Returns** – Our tax representative is reviewing our taxes going back to 2012, he will be getting back to us.

## 6. New Business

### A. Officer Ort, Parker Police Officer -

1. Officer Ort arrived at the meeting at about 7:20pm to address the following concerns.
2. What is currently the biggest issue in the community? Currently the biggest concern crime wise is domestic violence and family fights.
3. Does the Town of Parker currently have a list of residents with surveillance cameras? They are currently working on compiling a data base on who has a camera and who doesn't. This is a slow process, and there is no time frame for completion.
4. Will they address parking violations and expired plates and can they ticket commercial vehicles that are parked on Victorian Way? If we call in a violation, they will put a green tag on the vehicle. This starts the clock, after a certain amount of time, they will reinspect, if the vehicle is moved, they have to re-green tag it and the clock starts over. If a vehicle is over 22ft and over a certain weight, they are not allowed to park there unless they are in the process of conducting business. The Parker Police Department addresses issues by priority and parking issues are usually not going to be addressed as a priority as there are usually more important issues being addressed (i.e. crimes of a more violent/urgent nature).
5. Is there a way to obtain a Crime Report for our community? We can contact the department for updated information.
6. Officer Ort left at 7:58 pm.

**B. Electric Car Charging Stations** – Installing charging stations was discussed. Property Manager Laura Williams will bring legislation to next meeting.

**C. Appointment of Board Member to meet with City Administration** – The Board appointed Lowell Willock will be in charge of meeting with City Administration. He have Laura attend meetings as well.

**D. Chamber of Commerce Information** – The Board will review information provided for next meeting to determine if we will become a member.

**E. Bank Signature Cards** – The Board appointed Lowell Willock Member at Large and signature cards were signed. Property Manager Laura Williams informed the Board that bank fees are going up due to our high volume of transactions. It was suggested that we require homeowners to sign up for ACH payments to reduce our transaction count. Laura will check with the bank to determine how we can keep this cost down. We will review the payment policy for accepting payments from homeowners next meeting.

**F. Document prep by 2nd party** – We will address this next month.

## 7. Open Forum

No time.

Meeting adjourned at 9:00 P.M.

The next Board meeting will be October 18, 2018 at 7PM at the Parker Senior Center.