

**CCVNHOA Board Meeting
October 11, 2016**

In attendance: Johnny Poon, Dan Hozian, Frank Hare, Henry Gardiner, Shannon Hackett, Katie Kleeman, Paul Oppedagard, Jenny Mancini, T.J. Gordon, and Anne Egan

Meeting commenced at 7:10 pm.

Approval of September Meeting Minutes: Frank motioned to approve the September board meeting minutes as written, seconded by Jenny, and unanimously approved.

Councilman T.J. Gordon: T.J. Gordon said the Orchard Road subarea zone proposal will be going back through the Planning and Zoning Commission and if approved, will be referred to the Greenwood Village City Council for final consideration. The Planning and Zoning Commission is trying to gather more community support on this topic before their next meeting. The City of Greenwood Village has filed a lawsuit against the City of Aurora to stop any development of the property on the north side of I-225. T.J. says this will most likely hit the court system and Greenwood Village has hired outside legal counsel. The artificial turf field at Village Greens Park is finished and looks good. Phase Four development of Village Greens Park is beginning soon with the Frisbee golf course. There are a couple other lawsuits pending in Greenwood Village, but nothing currently in District Four.

President's Report: Dianne could not attend the meeting due to a death in the family.

Vice President's Report: Frank did not have a report. However, he will be stepping down as Vice President at the December Annual Meeting and would like to continue as an at-large board member.

Treasurer's Report: Jenny passed out the financials. Quite a lot has changed due to the attorney's fees for Tom McCarthy. Jenny is invoicing Tom tomorrow; \$1000 in attorney fees, \$150 in treasurer fees, \$180 in administrative fees, and \$150 in violations per HOA Covenants. Jenny mentioned that transfer fees are coming in from houses sold over the summer. The HOA charges \$300 for a title transfer. Social expenses are being paid out. Dan said that CCVN's title transfer fees are consistent with other neighborhoods.

ARC: ARC has been uncharacteristically busy with all of the roof and gutter requests from the July hailstorm. This has meant a lot of extra time for Paul, Jeff, and Anne. Paul wonders what the procedure is for following up with neighbors who do not submit an ARC request. He would like to have a one-page letter that we send on behalf of the board if we need additional information on ARC. Anne mentioned that this is the document Dan drafted last spring. She has been using this document, along with the ARC form, to reach out to people who have not submitted the proper paperwork. This is not very different from when Alan would give the forms to neighbors and discuss their exterior projects with them. Frank asked why so many are not complying. Johnny says people are not aware of the process. Katie mentioned including an ARC form in the January HOA dues letter, as well as another notice in the next newsletter and directory. Anne indicated that the City is following up with two neighborhood properties regarding disposal of trash in their driveways.

New Business: Frank asked if everything is on the website that should be, including insurance. Jenny said the website is not the place for details about HOA insurance.

Old Business: Henry mentioned the new neighbors leasing 4504 South Akron Street. There are also new neighbors on Stanford Place in Greg Dunn's old house. The neighbors in the Stanford Place cul-de-sac are very excited to have this property occupied after twenty years sitting vacant. Please join us for Halloween at Jan Wenzlau and Lee Leininger's house on Halloween night at 5:30 PM. We are bringing back the chili cook-off contest and would love to have as many crock pots as possible. Halloween falls during school on a Monday night this year and we anticipate good turn-out from the neighborhood.

Johnny moved to adjourn the meeting at 8:05pm, seconded by Frank, and unanimously approved.

Upcoming meetings:

November 8	Jenny Mancini
November 29	Katie Kleeman
December 6	HUMC
January 10	Jeff Denchfield
February 13	Debra Reinhard