

**The Landings at Podtburg Village
HOA Meeting
April 11, 2010**

Started 3:00pm at Grace Community church and The Landings joint property lines proceeded to Roosevelt High School

Board Members Present

**Lynn Cunningham
Rodney Barnes
David Golden
Jana Johnson**

Board members Absent:

Roy Moore

Attendees

Amanda Jashka

Homeowners

Proceedings: Meeting at the high school called to Order 3:20pm

Reading of previous meeting minutes: No minutes to read

Treasurers Report / Financial: David and Amanda

Bills - Taxes - \$455.42

Dave Wales - \$375.00 for snow removal

Auto-Owner Insurance – property liability \$648.00

Money Market – was opened as approved.

Playground - discussion ensued regarding our budget. As it was a non-budgeted item and we saved \$5,000 by hiring Rodney's company for lawn maintenance the \$2000 for the playground equipment will come from the lawn maintenance budget. David motioned to approve the transfer of the \$2000 from the lawn maintenance budget for the playground, Rodney seconded and all were in favor.

HOA Dues Billing Policy:

Discussed past due HOA's. Will continue with collections on the pending due. Official policy that was already voted into place will be drawn up and place on website for homeowner viewing.

Secretary's Report: Jana – no report

Committee Reports:

Community work days-Jana reported
Invitation Flyer
Project List
Material's needed ie: mulch, rock

HOA will pay for and cook:
BBQ – hot dogs and burgers and hamburger buns
Ketchup
Mustard
Relish
Chips
Waters for work day

All homeowners are invited whether they participate in community clean up or not and will bring a dish to share, their own drinks and a chair to sit on. Lynn is getting a tent, Roy is bringing his BBQ.

Invitations will be hand delivered by the Johnson family this week and will try to get a head count.

New Business:

Playground installation Sunday, April 18 9:00am playground area. Hope we get a good turnout from homeowners to help

- Lynn call for locate before we dig
- 811 locate for all pipes etc
- Building permit \$25

Material wise additional expenditures are necessary Lynn will keep in touch for extra expenses Rodney motions to allow extra expenditures for the playground as necessary, David seconds and all were in favor.

Discussed sending Pastor Bob the check for \$1500 that was budgeted and approved last year for the sidewalk and ditch area adjoining our lots. Rodney motion to pay the \$1500 as previously discussed and approved last year, Jana seconded and all were in favor.

Attorney Fickel sent a letter regarding changes in Colorado State laws that are required to update our Covenants. Because they are required they do not need approval. Discussed allowing Fickel to make the changes required and review what the changes are before taking any further action to make changes as a board.

Discussion to approve a meeting with the board and Fickel, which will cost \$150 to meet and \$600 to \$700 to make the required changes. Lynn will set up the meeting with Fickel and the board. Rodney motions to have Fickel start on covenant changes for the \$600 to \$700 as discussed and for Lynn to set up the meeting, Jana seconds and all are in favor.

Old Business:**Lawn maintenance:** Rodney

Rodney will pick up the mulch for the Community Day. Cost of mulch is \$60.00. Jana motioned to approve the \$60 cost for the mulch, David seconded and all were in favor.

Rodney mentioned adding rock around the electrical boxes and around mailboxes. Butch, who is in the northeast corner next to the retention pond is offering to sod the area of rocks that is always weedy if we remove the rock. He has also offered to maintain it. This will be considered.

Discussed reusing the rock coming out of the area next to Butch's house if we decide to go along with the offer.

Discussed the possibility of an Eagle Scout project in our community.

Rodney is getting started with maintenance.

Discussed putting ground clear around mailbox areas and rock areas for weeds.

David will purchase 1 gallon for approx \$20 and Rodney would be willing to apply it. Approval for the expenditure for ground clear Lynn motioned, Jana seconded and all were in favor.

One broken sprinkler on the west side of the entrance will be fixed next weekend. Several areas all weeds, keep them mowed down and de-thatcher and put in seed.

There a couple of homeowners dumping grass clippings behind their fence in the outlot areas. It is a fire hazard and Lynn will send out a letter to those homeowners.

MasTec: Lynn -Ongoing discussion to replace the tree

Updating Covenant - Discussion regarding covenant update.

Review of Tabled Items:

Land purchase/easements

Architectural Committee

Park redesign plan

Bus Stop – Idea presented by Rodney regarding emulating the bus stop in Carlson

Farms – research will be done regarding materials cost

General Discussion:**Next Meeting :**

Installing playground equipment Sunday, April 18, 9:00am

Community Day, May 1 9:00am meet at the playground area

Adjourn: 5:30pm. Rodney motioned to adjourn, Jana seconded and all were in favor.