

September 11th, 2010, Polo Run Recreation Association Annual Meeting Minutes

After establishing a quorum the meeting was called to order at 3:45 PM at the pool building parking lot. Those present were: Board members Andre van Hall, Rebecca Dow, John Neal, and Jeff Elliott.

Also present were Western State property manager, Earl Johnson.

- Andre asked for a motion to approve the meeting agenda handed out. Joe Cesare made a motion. Herrick Lidstone 2nd the motion. All voted in favor. The motion passed.
- The September 19th, 2009 annual meeting minutes were reviewed. A motion was made by Michael Metz, Seconded by Bob Antle. All voted for in favor. The motion passed.
- Andre addressed the financial condition and the condition of the grounds of Polo Run. Andre thanked several home owners fro their help with all the activities throughout the year. The Road Rally, Dinner Club, Horse and Buggy Ride, Fourth of July Celebration. Andre pointed out our neighborhood is unique with all our activities and we need more people to step up to help. Thanks were also given to the Board of Directors for their efforts as well. Jim Kirchheimer asked if it was okay for the board of directors to sponsor neighborhood activities. The Board of Directors explained we are a recreational association and this is considered to be part of their responsibilities.
- John Neal began to discuss the August 2010 Financials and a budget report for the year 2010. A question was asked about a few variances. This was explained some payments will sometime be paid on a different month than budgeted but the year end numbers balance. Another question was asked if we could budget for snow removal. Rebecca explained this was outside the Polo Run Covenants and the board of directors can only make decisions on the monuments, pool building and recreational activities. It was noted our garbage pickup had been good and not to change. Earl Johnson told everyone we have a new 3 year contract.
- John Neal then reviewed the survey result. He explained 80% of the home owners responded. He then went over each question giving the responses. John said he would post the results on our website. John said we will continue to use SurveyMonkey for resident feedback.
- Sharon Scott announced we have two volunteers to do a monthly newsletter and they would post this on the website as well. She asked for volunteers for the upcoming events. Kathy England and Sara Albee agreed to work on the newsletter. Sharon will continue on with the dinner club.
- Rebecca Dow then began to explain the new Colorado Common Interest Ownership Act (CCIOA) enacted by the State of Colorado. In order for our association to properly follow the law we will need to amend our covenants. For example: create an appeal process. This is something the new board of directors will begin to work on in 2011.

- Earl Johnson explained a tax resolution required by law as an annual yearly process. Jim Kirchheimer made a motion. Herrick Lidstone 2nd the motion. All voted in favor. The motion was approved
- Nominations for two board member positions were called for by Andre van Hall. Andre and John Neal are going off the board. John Neal was nominated and no others were received. John was approved by affirmation. It was decided the board would appoint another member at the next meeting.
- A question about the fence easement was asked by Gary Cook-. Rebecca explained that if the association was to take the fence along Otero under its maintenance responsibilities the city would have to issue an irrevocable easement to the owners and this would be based on the setback and line of site requirements being waved. The association could not accept the maintenance or insurance responsibilities until this happened.
- Sara Albee made a motion to adjourn the meeting, Kathy England 2nd, All voted in favor. The meeting was adjourned at 4:30 PM., The next meeting is at Rebecca Dow's home on November 1st at 7:00 PM.