

June Meeting Minutes
Good Hope Townhomes
Sunday, June 3, 2018 @ 6:30 p.m.

Meeting called to order at 6:30 p.m. on Sunday, June 3, 2018.

In attendance: Rhonda Bumgardner, Mike Skaggs, Sam Herrera, Mary Logsdon, and Linda Moncy.

Matters Discussed:

1. All broken sprinklers had been replaced.
2. Unit 3293 B N. Good Hope Cir. got into a heated discussion with Sam concerning vines growing on a fence the HOA wants to repair. The HOA will replace the fence if the homeowner removes the vine.
3. Approved replacing the fences at the following areas:
 - a. 3289 D N. Good Hope Cir
 - b. 565 D W. Good Hope Cir.
 - c. 3293 A N. Good Hope Cir. (both the south and east fences)

Mike Skaggs motioned to approve; Rhonda Bumgardner seconded.

4. Roof repairs and mold removal on Mary Logsdon's roof was addressed. Currently waiting on an estimate.
5. Sam resolved to e-mail a new map of Good Hope Townhomes. Sam is planning a meeting with Mark Shoberg (HOA manager) and will let us know when the meeting will take place so all can be notified.
6. We want a lawyer to look at the By-Laws and see if and what we can change. (meeting in a year)
7. We will have a contractor look at all house damage at 554 W. Good Hope Cir.
8. We are setting \$5,000.00 aside per year for all siding and roof repairs.
9. Each homeowner will need to check their own home for any repairs that need to be done.
10. We have figured out all fines for the offence list for Good Hope. It will be emailed to the Board members and posted on a sign by the mailboxes.
11. Animal Control will be called on 556 D W. Good Hope for neglect.
12. Mary Logsdon's son, Jason, will build the Community Reader Board sign for \$300.00 apiece. They will be placed at the mailboxes. N. Good Hope will be the first built and placed.
13. The next community meeting will be held on June 21st at 7:30 p.m., if possible.

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14. Sam Herrera will speak to 565 A E. Good Hope Cir. about using two extra parking spots and blocking the handicap spot. She will also contact the owners about this offense. A \$5.00/day per spot fine will occur. Rhonda Bumgardner motioned and Mike Skaggs seconded.
15. We will allow a longer stay in visitor parking if they let us know it is needed, and no fine will occur.
16. We will speak to Xcel Energy about security lights. Sam Herrera motioned and Mike Skaggs seconded.

What Will Be Discussed at the Next Community Meeting:

1. Set money aside to sue for unpaid HOA dues (vote)
2. Elect an Architectural Control Committee. One Board member volunteer will be Mary Logsdon (vote)
3. Vote on Board officers
4. Social accountability (i.e. fine list)
5. Go over financials and break-downs
6. Go over what has been repaired and what is still going to be repaired
7. Talk about \$5,000.00 set aside for roof and siding repairs. Homeowners should talk to their insurance companies
8. Amendment of CC&Rs; have a lawyer help (vote)
9. How and whom to report violations to
10. If you have visitors over three days, contact us so no fines will occur for parking excessive vehicles
11. We will have a dump spot set to bring trash that does not go in the dumpsters. We will haul it for \$5.00 fee per. *Only* items that the dump will take; i.e. no electronics, tires, or chemicals.
12. We moved to move the monthly meeting to 6:00 p.m. and, if weather permitting, at the park. All agreed.

At 9:04 p.m., Mike Skaggs moved to adjourn the meeting. Sam Herrera seconded.

Prepared by:

Edited by: A. H. White, Bray HOA Management