

## **First Hyland Greens Association**

### **Board of Directors Meeting**

March 20, 2018; 7:00 – 9:00 pm

Hyland Hills Golf Clubhouse - 9650 Sheridan Blvd., Westminster, Colorado 80031

### **MEETING MINUTES - DRAFT**

#### **Call Meeting to Order with a Quorum of Directors**

President Linda Mollard called the meeting to order at 7:00 PM. Board members Matt Brozovich, Joe Armstrong, Tyler Urruty, Allen Meers, Bill West, Pam Moores, Chuck Smith, Courtney Mollard, Heather LaPuma and Kevin Murphy were present. Board members Monte Thompson and Jim Gilmer were absent. Jenny Singleton and Beverly Coghlan represented HAVEN Community Managers.

#### **Approval of February 22, 2018 Summary Minutes**

Linda Mollard made a motion to approve the minutes of the February 22, 2018 Board meeting with changes. Tyler Urruty seconded. Motion carried unanimously.

#### **Introduction of Homeowners & Invited Guests Present**

John Van Royen and Dane Ernsberger were in attendance as owners.

#### **ACC**

Dane Ernsberger was in attendance to discuss the ACC Member Code of Conduct. A motion was made by Linda Mollard and seconded by Matt Brozovich to send the revised Code of Conduct to the attorney for review before issuing to the ACC Committee members. The motion carried unanimously.

#### **Treasurer**

##### January 2018 Financial Statements

Tyler Urruty presented the financial statements for the period ending January 31, 2018. First Hyland Greens has assets totaling \$255,359.33 in the operating accounts and \$619,341.57 in the reserve accounts.

##### February 2018 Financial Statements

Tyler presented the financial statements for the period ending February 28, 2018. First Hyland Greens has assets totaling \$269,201.92 in the operating accounts and \$627,436.22 in the reserve accounts.

#### **Management**

##### March Management Update

The Board reviewed the Management update as prepared by Jenny Singleton. The Board reviewed the following items: violations, homeowner correspondence, Haven updates, Legislative updates and ACC items.

The Board reviewed a request asking for a waiver of late fees. A motion was made by Matt and seconded by Linda to deny the request and allow the homeowner 45 days to bring the account current without further late fees or collection fees being charged. The motion carried unanimously.

#### **Projects**

##### Tennis Court Update

Joe Armstrong advised that there is no update, but that we should have one come April/May.

##### Tot Lot

Pam Moores advised that there is no update at this time.

##### Electrical at Pools

John Van Royen presented an update in which trenching has started and the small pool may have corrosion, which will be addressed once the pipes are exposed.

### Pool Keys

Matt Brozovich gave an update on the keyless entry system for the pools advising that the work was on schedule, the equipment had been ordered and should be beginning the install mid-April.

### Perimeter Fences

Linda asked John for details on the different pricing he had provided. John inquired as to the types of fence the Board would like to look into for pricing purposes and will research further on RhinoRock and Trex options.

## **Committee Reports**

### Activities

The next event is the Easter Egg Hunt, which will be held on 3.31.18. The food trucks will begin on May 1 and the Garage Sale will be held on June 1 & 2.

### Communication and Technology

Matt Brozovich advised that the electronic newsletter was a hit with approximately 1/3 of the community opening the emailed newsletter.

### Pools

Allan Meers gave a brief explanation of the small pool heater and the need to replace. Absolute Pools advised Allan a new installed heater pump would be \$7500. The Board advised that per policy, he would need to provide three quotes to bring to the Board. The pump was still working at the end of 2017 pool season, but is two years past its expected life.

### Greenbelts

Bill West advised that the grants have been approved and contracts for the work to begin with Keesen have been signed.

The Haven representatives were asked to leave the meeting so that the Board could begin discussions on writing the RFP for the management contract that will go out for bid later this year.

## **Adjournment**

A motion was made and unanimously passed to adjourn the meeting at 9:10 pm.

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Joe Armstrong  
Secretary, First Hyland Greens Association

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Date Approved by Board of Directors