

## **Mariana Cove HOA Annual Meeting**

**Wednesday, November 18, 2015**

**Namaqua Elementary School**

The meeting was called to order at 7:00 PM. Board members in attendance were Marilyn McIntyre, Merry Popa, Holly Trumble, Larry Sisemore and Property managers Marilyn and Bob Wiltgen.

Neighbors in attendance were Ray Walker, Jim Popa, Laurel Tossey, Catherine LaDow, John Helzer, Diane Sisemore, Sonja Ellis, Paul and Sue Linger, Liv and Morley Tobey, Rob and Diane Lipp, Sharon Petersburg, Carl Bock, Kim Stenson, Chuck and Sandy Lusky, Tim Austin, Jeff and Linda Allen, and by proxy Tom and Judy Boesch, Mike Laughlin, Donna Rafferty, Sally Krasuski, Robert Nagel, and Dave Carmichael.

The presence of a quorum was verified. The minutes from October 29, 2014 were read and approved.

### **Report of Officers and Committees:**

- Marilyn McIntyre stated the Rules and Regulations and the By-Laws were revised and copies given to all homeowners. The Covenants were in compliance with state regulations.
- Ray Walker from the DRC said there were 12 approvals this year for painting, landscaping, fencing and the Little Library.

### **Financial Report: Marilyn Wiltgen**

- **2015 Budget-** projections through the end of the year included some unexpected repairs that were funded from the reserve account; removal of cottonwood trees, a culvert and rocks for the Mystic Owl path, expenses for the Little Library, rock edging along First Street as well as compensation to a homeowner for repair of a French drain and legal and professional fees to review our compliance with new state HOA laws. We are expecting to spend most of the Groundskeeping Budget in 2015 but if not, the remainder will go into the Reserve fund. There is \$6000 in the Reserve Fund.
- **2016 Budget-** anticipated expenditures include lost, diseased and weakened trees and cottonwood tree upkeep. With the \$3500 in the landscape budget we would have to fund these items from reserves or raise HOA dues. The Board approved a \$30 a year increase to \$370.00

### **Property Managers Report:**

- Bob explained Wiltgen Property Management has taken over enforcement of Covenants and Rules and Regulations at the request of the Board. The Board approved a \$150.00 per month fee for a monthly walk around, submitting a monthly report to the Board and preparation of violation notices and issuing fines.
- A \$900.00 repair invoice will be reimbursed by Comcast after damage to the sprinkler system under First Street.
- The Arborist and tree trimmers have assessed the trees and have set up a spraying /injection program for 2016.

- **Bob and Marilyn reported that Wiltgen Property Management became licensed by the State of Colorado this year, as required by law.**
- **Bob is requesting a Coordinator to put up and take down Christmas decorations and lights.**

**Unfinished Business:**

- **The Board has requested that all boats on the shoreline be removed from the lake by December 1. Please respect the homeowners who have lakefront property and help us keep Mariana Cove uncluttered.**

**New Business:**

- **The Christmas Party will be at Holly's house on Sunday, December 13 from 5:30-7:30. Place your \$5.00 in the holiday box on her porch. Please bring an appetizer or dessert to share.**

**The meeting was adjourned at 8:20 PM.**

**MCHOA Board of Directors Board Meeting: November18, 2015**

**2016 Quarterly Board Meeting Dates:**

**Monday, February 22, 2016 - 7:00 PM**

**Monday, May 23, 2016 - 7:00 PM**

**Monday, August 22, 2016- 7:00 PM**

**Monday, November 7, 2016- 7:00 PM**

**Annual Meeting, November 16, 2016- 7:00 PM**

**Election of Officers for 2016**

**President- Marilyn McIntyre**

**Vice President- Holly Trumble**

**Treasurer- Lary Sisemore**

**Secretary- Merry Popa**

**At Large- Dave Carmichael**

**Respectfully submitted,**

**Merry Popa, Secretary**