



CASTLE PINES NORTH ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES

Thursday, April 16, 2015
7:00 P.M.

I. CALL TO ORDER

- A.** The April 2015 meeting of the Board of Directors for the Castle Pines North Association, Inc., was held on the evening of April 16, 2015 at the Castle Pines Community Center, 7404 Yorkshire Drive, Castle Pines, Colorado 80108. The meeting was called to order at 7:01 p.m. by Board President, Anna Mallinson.
- B.** Introductions were called: Board Members present: Joan Millspaugh, Melissa Sanders, Gregg Fisher, Anna Mallinson and Kristy Buirge. Absent: Steve Eller
Representing management: Kim Maguire, CMCA® with Premier Property Management, LLC.
Homeowners present Barb Saenger, Mike Abram, Gary Jones, and Sue Butler.

Delegates/Alternates Present:

Gregg Fisher (BristleCone Single)
Kristy Buirge (Tapestry Hills)
Patrick Dunn (Hidden Pointe)
Anna Mallinson (Forest Park)

Delegates Absent:

Matt Amerlan (Glen Oaks)	Vacant (HOA 2)
Steve Woolley (The Hamlet)	Doug Gilbert (HOA 1)
Jim Swenson (Bramble Ridge)	Mary Fletcher (BristolCone Patio)
Paul Mauro (Crossings)	Mike Henry (Winterberry)
Vacant (Briar Cliff)	Vacant (Retreat)
Dennis Kuhlmann (Stonecroft)	Belinda King (North Lynx)
Tracey Dwyre (South Lynx)	Arlene Armata (Pine Ridge)
Vacant (Romar)	Steve Eller (Greenbriar)

- C.** Ms. Mallinson explained the homeowner input guidelines to all in attendance.
- D.** Ms. Mallinson called for any additions, deletions or modifications to the agenda. Ms. Millspaugh motioned to approve the Agenda as presented. Motion seconded and passed unanimously.

II. HOMEOWNERS FORUM

No comments.

III. COMMITTEE REPORTS

- A.** Social Events– Ms. Maguire requested additional email blast dates for the DVD/Book Swap. The Board agreed to a blast to go out to the membership on 4/19, 4/22 and 4/25.
- B.** Website – No report.

IV. COMMUNITY REPORTS

- A.** Castle Pines Parks Authority – Ms. Mallinson reported that the PA was approached to contribute funds for the exterior landscaping for the new Castle Pines Library; further discussion will be held with the Library regarding this contribution. No action taken.
- B.** CPN Metro –No action taken.

April 16, 2015

- C. City of Castle Pines – Mr. Fisher shared maps showing storm drainage areas that Homeowners Associations are responsible for. HOA’s should contact the City of Castle Pines for a copy of the maps.

V. NEW BUSINESS

- A. The 2014 taxes were signed by Treasurer, Joan Millspaugh. No tax due for State or Federal.
- B. A letter to Douglas County was enclosed in the packet for reference regarding the IGA Amendment #DR2015-004, Zoning Resolution Amendment #DR2015-004. No action taken.
- C. A letter to Douglas County regarding Zoning Resolution Amendment DR2014-009 was enclosed in the packet authored by Ms. Mallinson for reference only that was read at the recent Douglas County Planning Commission meeting. No action taken at this meeting. Another meeting will be held in two weeks.
- D. An opinion letter regarding Association contributions was enclosed from the Associations legal counsel. No action taken.
- E. Two candidates will be interviewed on May 3, 2015 for the open board position, term until 2017.
- F. Account 7469 – An Agent representing the owner was in attendance requesting to waive over \$1,000 in legal fees. The Agent offered a settlement of \$200.00. After further discussion a motion was made by Ms. Mallinson to deny the offer of \$200.00 but propose to the Owner a payment plan to pay off the debt. Motion was seconded and passed unanimously.

VI. UNFINISHED BUSINESS

- A. The fence ordinance was tabled.

VII. ADDITIONAL HOMEOWNER INPUT

No comment.

VIII. APPROVAL OF MINUTES

- A. The minutes from March 19, 2015 meeting were reviewed. A motion was made by Ms. Sanders to approve the minutes as presented. Motion was seconded and passed with Mr. Fisher abstaining.

IX. FINANCIAL REPORTS

- A. The Board reviewed the March 2015 financials to include the bank statements, bank reconciliation detail, bank reconciliation summary, monthly income statement, ytd income statement. Ms. Millspaugh motioned to accept the financials as submitted. Motion was seconded and passed unanimously.
 - 1. Ms. Maguire informed the Board that Castle Rock Bank is going to charge transaction fees of 3.8 cents per customer, which amounts to \$1,200.00. Ms. Maguire will look at other banks and speak to the Castle Rock Bank about a better price.
- B. Ms. Maguire presented the Delinquency Report – No action taken.
- C. Ms. Maguire presented the payables (check detail 1229-1239). Ms. Millspaugh motioned to approve the payables as submitted; motion was seconded and passed unanimously.
- D. The approved signers for the Castle Rock Bank and Key Bank account shall be Anna Mallinson, Gregg Fisher, Joan Millspaugh and Steve Eller.
- E. Mr. Maguire presented the 2014 Audit. Ms. Sanders motioned to accept the Audit as presented.

Motion was seconded and passed unanimously. Ms. Sanders motioned to approve the 2015 tax and audit proposal by Foss, CPA, PC. Motion was seconded and passed unanimously.

X. NEXT MEETING

- A. Next monthly Board of Directors Meeting – Thursday, May 21, 2015 at 7:00 p.m. at the Castle Pines North Community Center.

XI. ADJOURNMENT

Ms. Millspaugh made a motion to adjourn the monthly meeting at 8:24 p.m. Motion was seconded and passed unanimously.

Respectfully submitted,

Kim Maguire

Kim Maguire, CMCA[®], Community Manager
Castle Pines North Association, Inc.