

Lincoln Commons Homeowners Association

1st Quarter Meeting Minutes

January 8th, 2020

Held at 4310 Yellow Dock Point C/S CO 80911

Call to Order- Mike, President of HOA Board, opened the meeting at 6:10PM

Meeting Attendance:

Mike Ferioli, Travis Kemmer, Brent Hale, Marco Romero, Vanessa Bowman, Jacque Guinane, and Jordon Guinane

- Mike asked everyone if their email addresses were correct
 - o Marco gave a new email address
 - o Everyone else's is the same
 - o Mike asked Board to respond to emails that he has sent to show that they have been seen
- Towing vehicles
 - o Brent will pick up signs from towing company
 - o Ashley to send Mike the Knob Hill Towing contract
 - o Ashley and Mike have Parking Violation stickers to put on vehicles
 - o Report all violating vehicles to Ashley
 - o Spreadsheet and pictures are now kept on file to monitor the situation
- Marco expressed concerns about Lincoln Plaza entrance
 - o Board agreed cars should not park on right side upon entering
 - o Will have curb painted red
 - Paint curb from turn in to sidewalk starts (no Parking on this side of the street)
 - o B&E Sullivan will do the work
- Maintenance Man
 - o To put up fire lane signs on bollards
 - o Insert window well covers
 - o Put up poop station on north side of property
- Newsletter additions
 - o Porch lighting safety
 - o If you have a garage and can park your car in it, please do.
 - o Basketball hoops can be allowed but please ask for approval from the board
 - o Help keep the rocks in the rock beds and not in the streets
 - o Have your children bring in their toys each night, they may be thrown away
- Airbnb
 - o Does not violate covenants
 - o Residents must ask Board for approval first

Old Business

- Pest Control to start in February, Brent will contact them
- Manhole concrete completion in queue

New Business

- 2020 Projected Budget reviewed with Board will go out next invoice cycle
- Reviewed 2019 Budget
- Discussed reserved funds
- Would like reserve funds to be at least at \$100,000
 - o Currently at \$92,857.60
 - o Possibly look at high interest saving account for reserves
- Looking at a maintenance company for future repair work on porches, rails, paint etc.
- Late payments
 - o Ashley has been sending out late payment letters, calls and emails, and Mike has gone door to door.
 - o Missing payments—trash service is suspended
 - o Will start to lien properties 3 months past due
- Online payments
 - o Lots of requests for online payments
 - o Possibly through the web site
 - o Brent will contact companies for this task
- Lawyers
 - o Mike is interviewing lawyer the month of January and will report finding
 - o Liens will go into effect 2020
 - For 3 months of nonpayment, an intent to lien will be sent to the homeowner. The lien will be filed 7 days after if no payment is made
- Community activities
 - o Brent and Marco would like to facilitate a community function
 - o Brent to organize National Night out on August 4th
 - Police, fire department, advertising, jump out, face painting, BBQ
 - o Marco to organize community event on June 14, flag day
 - Community Safety, BBQ

Meeting adjourned at 7:52PM