

**CASA CANON HOMEOWNERS ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 11, 2016  
MINUTES**

**NOTICE** With notice given and received, the Regular Meeting of the Board of Directors of the Casa Canon Homeowners Association was held on January 11, 2016 in the Casa Canon Clubhouse.

**PRESENT** Bryant Stone, President  
Carmen Delibrado, Vice President  
Ron Breach, Treasurer  
Jennifer Anderson-Member

Jolene Horn-Ceballos, StoneKastle Community Management, Inc.

**ABSENT** Lucas Fairchild- Secretary

**CALL TO ORDER** The meeting was called to order at 6:00 P.M. by Board President, Bryant Stone.

**OPEN FORUM** This is a time designated for the homeowners to address the Board. Management would like to remind the Board, items not posted on the agenda may not be decided on, however we can offer that concerns or requests be noted on future agendas. Each owner has an allotted time limit to address their concerns set forth by the Board.

Board Member Reimbursement

Motion was made, seconded and carried to approve reimbursing Carmen Delibrado in the amount of \$63.34 for the purchase of plant material. Carmen Delibrado abstained.

**CONSENT  
CALENDAR**

Motion was made, seconded and unanimously carried to approve the November 17, 2015 Regular Meeting Minutes.

Motion was made, seconded and unanimously carried to approve the November & December of 2015 Financial Statements, subject to audit at the fiscal year end.

**MANAGEMENT  
FINANCIAL  
REPORT**

Line Approvals

Nothing to discuss at this time.

Write-off of Bad Debt

Nothing to discuss at this time.

**ARCHITECTURAL  
REVIEW**

228 D Kodiak-Satellite Dish

Motion was made, seconded and unanimously carried to approve ratifying the architectural application submitted by the homeowner for the installation of a satellite dish.

**CASA CANON HOMEOWNERS ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 11, 2016- PAGE 2**

220 C Kodiak-Correct Windows

The Board was made aware that the homeowner at the above noted address replaced the windows with the correct ones.

212 C Kodiak-Water Heater

Motion was made, seconded and unanimously carried to approve with conditions the homeowner's architectural application for the installation of a new water heater so long as it's installed per City requirements.

221 C Kodiak-Solar Panels

The Board is waiting on Durolast response regarding the warranty of the roof due to installation of solar panels. If the warranty is still good then the Board will approve the installation of the solar panels.

300 C Kodiak-Already Installed Satellite Dish

Motion was made, seconded and unanimously carried to deny the homeowners architectural application for the already installed satellite dish, as it needs to be on a sled with an asphalt sheet.

**UNFINISHED  
BUSINESS**

Pest Complaints

Motion was made, seconded and unanimously carried to approve CSU to inspect and seal any rodent entry points on the exterior of the buildings that is an HOA responsibility.

The Board directed Management to add the rodent control bids on next month's agenda.

Parking Pass Handout

The Board tabled this matter.

300 D Kodiak-Parking

The board was made aware that this owner has been ticketed for a stored vehicle.

**NEW  
BUSINESS**

Nothing to discuss

**ADJOURN**

There being no further business to come before the Board at this time, the meeting was adjourned at 6:55 P.M.

**ATTEST**

Respectfully Submitted by Jolene Horn-Ceballos, Director of Management Services, StoneKastle Community Management.

**APPROVED**


  
Bryant Stone, Chairman of the Meeting

**CASA CANON HOMEOWNERS ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
JANUARY 11, 2016- PAGE 3**

**SECRETARY'S CERTIFICATE**

I hereby certify that I am the duly appointed Secretary of the Casa Canon Homeowners Association, and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the Minutes of the Board of Directors Meeting held January 11, 2016 was approved by the Chairman of the Meeting.

Dated: 2/8/2016

  
Secretary Jensen