

SUMMIT PARK COMMUNITY ASSOCIATION
MEETING OF THE BOARD OF DIRECTORS
APRIL 6, 2015

The Regular Meeting of the Board of Directors of the Summit Park Community Association was held on Monday, April 6, 2015, in the Association's Clubhouse. The President, Mark Cartwright, called the Meeting to order at 6:00 p.m.

CALL TO
ORDER

Directors Present: Nick Becker
Mark Cartwright (6:30 p.m.)
Kevin Fuller
Iku Sorida

Directors Absent: Sean Bell

Representing Cardinal: Maryanne Hurley-Cicconi,
PCAM, CMCA, AMS

Others Present: Brad Banks
Joe Hamby (Las Flores Landscape)
Marilyn Miller

It was reported that the Directors had met in an Executive Session prior to the Meeting to discuss a legal matter, and approve Minutes.

EXECUTIVE
SESSION

Mark Cartwright opened the Homeowner Forum.

H/O FORUM

The owner of 8408 Ketchum was present to discuss his parking permit request for an additional vehicle that would only be parked in the community a few weeks out of the year. A Motion was duly made, seconded, and unanimously carried to deny the owners parking permit application but grant him 30 days of safelisting variance per year for the vehicle due to the special circumstances.

8408 KETCHUM

As there were no other homeowners present who wished to address the Board, the Homeowner Forum was closed.

H/O FORUM

A Motion was duly made, seconded, and unanimously carried to approve the March 2, 2015, Regular Meeting Minutes as submitted.

APPROVAL
OF MINUTES

A Motion was duly made, seconded, and unanimously carried to accept the February 2015 Financial Statement as presented, subject to audit.

FINANCIAL
STATEMENT

There was no action required on the current aging report.

AGING REPORT

There was no action required on the collection status reports.

COLLECTION
REPORTS

Cardinal was directed to re-invest matured certificates of deposit in the amount of \$100,000.00 for 6 months with Morgan Stanley.

CD INVEST.

A Motion was duly made, seconded, and unanimously carried to approve the three-year loyalty plan with Association Reserves to perform the reserve study starting with a full on-site study for 2016, at a cost not to exceed \$820.00 per year.

ASSOCIATION
RESERVES

A Motion was duly made, seconded, and unanimously carried to approve Las Flores Landscape proposal #6078 to remove two pine trees on Pagossa near the carport and install two new tristana trees, at a cost not to exceed \$2,400.00, to be charged to operating.

LAS FLORES
LANDSCAPE
#6708

A Motion was duly made, seconded, and unanimously carried to approve Las Flores Landscape proposal #5966 to install new plants and shrubs in front of all the garages, at a cost not to exceed \$1,400.00, to be charged to reserves.

LAS FLORES
LANDSCAPE
#5966

There was no action required on the So Cal Water Smart rebate checks in the total amount of \$45,600.00 from the turf removal project.

REBATES

A Motion was duly made, seconded, and unanimously carried to transfer the 2014 surplus in the amount of \$60,144.60 from operating to reserves.

SURPLUS
TRANSFER

It was noted that Las Flores Landscape was changing the irrigation sprinkler heads to low usage ones throughout the community.

IRRIGATION
HEADS

The Directors tabled the shutter replacement proposal from Williams Total Construction.

SHUTTER
PROPOSAL

Cardinal was directed to secure additional proposals to replace the shutters using the specifications from Williams Total Construction.

ADDITIONAL
PROPOSALS

Cardinal was directed to invite Premier Painting to attend the next Meeting to discuss the shutter replacement and painting proposals.

PREMIER
PAINTING

Cardinal was directed to secure a proposal from Nordic Security Services to provide a pool monitor beginning June 15, 2015 through September 5, 2015 from 12:00 p.m. to 8:00 p.m. on Fridays, Saturdays, Sundays, and holidays.

POOL
MONITOR
DISCUSSION

A Motion was duly made, seconded, and unanimously carried to approve the Scott English proposal to replace the water heater in the clubhouse pool pump room with the stipulation that a new platform be installed for the water heater to be installed, at a counter offer of \$1,200.00, to be charged to reserves.

WATER
HEATER
REPLACEMENT

A Motion was duly made, seconded, and unanimously carried to approve Cardinal to perform the Inspector of Elections duty at the May 4, 2015 Annual Meeting.

INSPECTOR
OF ELECTIONS

A Motion was duly made, seconded, and unanimously carried to set the Annual Meeting Record Date of May 4, 2015.

ANNUAL
MEETING

The Directors tabled the discussion on replacing the clubhouse kitchen cabinet.

The Directors tabled the proposal from ProTek Electrical and Lighting for the garage light replacements. It was noted that ProTek Electrical and Lighting installed one trial garage light at 8419 Teton for the Directors and Community to inspect during night.

Cardinal was directed to follow up with Body Works on the proposal request to replace the treadmill in the clubhouse gym.

Cardinal was directed to follow up with Vinco Construction to replace the two pool pump room doors.

There was no action required on the parking permit discussion regarding account #SP-0038-0273-01, as the owner did not have a parking permit.

There was no action required on the educational course offered to the Directors by Cardinal.

There being no further business, the Meeting was adjourned at 7:02 p.m.

Submitted by: Maryanne Hurley-Cicconi, CMCA, AMS, Account Manager

ATTEST:

Mark Cartwright, President

Date

SECRETARY CERTIFICATION

I, Kevin Fuller, the appointed Secretary of the Summit Park Community Association, do hereby certify that the foregoing is a true and correct copy of the Minutes of the Summit Park Community Association Board of Directors Meeting held April 6, 2015, as approved by the Board Members in attendance of the Meeting.

Kevin Fuller, Secretary

Date

RECORD DATE
CLUBHOUSE
KITCHEN
GARAGE
LIGHTS

TREADMILL

POOL ROOM
DOORS

PARKING
PERMIT

EDUCATION

ADJOURN

SUBMITTED

ATTEST

SECRETARY
CERTIFICATE

