

## **CHERRY CREEK VISTA HOA - ANNUALMEETING**

**June 10, 2020**

**10886 E Berry Avenue (zoom call)**

Members On Zoom Call: Rej Simenson, Neal Birchby, Neal Barkley, Casey Korejwo and Dave Mohrhaus

Centennial Property Services: David Ariss, Barbara Ariss

Guests on Zoom Call: Peritzman, Camilli, Burwell, Coffee, Sommers, Corry plus Julia from Little Dumpsters, Denise Henry

### **2020 Annual Meeting called to order**

The 2020 Annual Meeting was called to order at 7:02 pm 6/10/2020. This meeting was done via Zoom and open to all HOA members. Each board member introduced themselves and David Ariss of Centennial Property Services was introduced.

### **Contractor for Trash Removal Services**

Julia from Little Dumpsters Trash Removal spoke to issues regarding recycling. She said that containers should be washed out so that less recycling is rejected. She said that clear clamshells are not recyclable currently. She responded to a question from the field concerning Large Item Pickup. She said that currently due to Covid19 they would not hold a central location Large Item Pickup. She said that individual homeowners can request an individual pickup by phone for a fee. Approximately \$50 for a sofa, \$25 for a mattress.

### **Previous Minutes**

The 2019 Annual Meeting minutes were reviewed on-screen by all. Rej Simenson motioned that the 2019 Annual Meeting minutes be approved. Neal Birchby seconded and this passed unanimously.

### **Request for Additional Agenda Items**

Dave Mohrhaus asked if there were amendments to the proposed agenda. There were none. Neal Barkley motioned for approval of the Agenda, Rej Simenson seconded and this passed unanimously.

Dave Mohrhaus declared a quorum with 32 signed proxies and six homeowner attendees. He indicated we would take a vote (poll) through ZOOM. The poll questions were:

- 1) I am a homeowner in the Cherry Creek Vista HOA. 9-yes
- 2) I approve the 2019 Annual Meeting Minutes. 9-yes
- 3) I approve the appointments of Neal Barkley and Casey Korejwo to the Association Board. 9-yes.

With the 32 signed proxies, the quorum vote is to approve all measures.

### **Financial Report**

Neal Barkley reviewed the HOA finances. He presented a history showing expenses and revenues going back to 2010. He pointed out that of the \$214 annual dues, \$162 of that goes towards the trash service (72% of the budget). Neal said the HOA is in good financial shape. Neal made a motion to approve the financial reports, Neal Birchby seconded. All approved.

### **Agent Reports**

David Ariss of Centennial Property Services reviewed the covenant violations report. He reported they had mailed 97 violation letters in May but there are only 69 current open violations showing that 28 homeowners had taken care of their violation right away. The current violations

break down like this: 30 visible trash cans, 17 yard/landscape issues, 11 miscellaneous, 3 siding/paint, 3 unsightly debris, 2 trees, 2 vehicles.

### **Homeowner Concern**

Seth Peritzman had expressed his concern upon receiving a letter requiring him to move a basketball hoop from the street in front of his house at the annual meeting. Dave Mohrhaus asked to delay discussion to the monthly meeting immediately following the Annual Meeting. Seth left the meeting and did not return to the following monthly association zoom meeting for additional questions or input.

### **ARC Report**

Neal Birchby says the requests have been minimal so far this year. He reminded us that all exterior changes need to be approved. A homeowner in the meeting complimented Neal on the fast turn around time on his request.

### **New Business**

The Ice Cream Social is set for August 22 with Sweet Cow.  
The Fall Festival should be held in October, date TBD.

### **Park & Recreation District**

Dave Mohrhaus talked about the bond election passing. Also that the CCV Pool and tennis courts are open with COVID rules. Dave also mentioned the vandalism at Sunset Park – the vandal was apprehended and cited. Sunrise Park construction is almost completed.

There was a motion made to adjourn meeting by Neal Birchby, seconded by Rej Simenson and passed unanimously.  
The meeting concluded at 7:49 PM.