

**Cherry Creek Vista Homeowners Association  
Annual Meeting Minutes - UNAPPROVED  
5/10/2023**

**Board Members in Attendance**

Neal Birchby.  
Neal Barkley  
Rej Simenson.  
Casey Korejwo  
Jessica Douglass  
David Ariss and Barbara Ariss - Centennial Property Services.

**Guests**

11 owners present

**2023 Annual Meeting called to order**

Meeting was called to order. The meeting location was at the CCVPRD Community Room located at 11350 E Orchard Rd.

**2022 Minutes**

The 2020 Annual Meeting Minutes were reviewed. Neal Birchby made a motion for approval of the Minutes and Rej Simenson seconded the motion. The Minutes were approved unanimously.

**Request for Additional Agenda Items and Quorum**

No additional items were added to the agenda. A quorum was achieved with 31 owners represented by proxy and 11 owners present at the meeting. Rej Simenson motioned for approval of the Agenda, Neal Birchby seconded and this passed unanimously.

**Election of Officers**

Two of the candidates were present at the meeting and introduced themselves. Neal Barkley and Chris Hingst shared their desire to serve. The proxies and ballots were counted by Greg Foster and Dave Mohrhaus. After the count Neal and Chris were announced as the winners.

**Financial Report**

Neal Barkley reviewed an abbreviated combination of the Financial Report and the Annual Budget. He explained several items within the reports. The current cash on hand in the associations accounts is \$83,000. Neal stated that the largest expenditure is for the community trash service. He stated that the Cherry Creek Vista Homeowners Association was in excellent economic condition and stated that the budget cycle runs to August 31<sup>st</sup> and that budget was also presented. Neal Barkley motioned approval of the Financials, Neal Birchby seconded and this passed unanimously by the members.

**Covenant Enforcement**

Barbara Ariss explained issues concerning covenant violations. She listed different types of covenant violations. She noted that 272 letters had been sent out from the

over the last year and that there were currently 16 open cases currently, but that number is likely to increase as the weather warms up.

### **ARC Update**

Neal Birchby described what the Architectural Committee does. He reviewed the number of submitted plans for review (41) during the previous year. One item of note is the neighborhood is seeing larger additions being added to homes.

### **Upcoming Events**

Flags will be planted in yards again for the 4th of July and the board is always looking for volunteers. The Ice Cream Social will be on Sunday June 4<sup>th</sup>. The Fall Festival will be held at a date TBD.

### **Quiet Skies over Arapahoe County**

Barbara reported on the work being done by the Quiet Skies Group to get the flight school planes away from the community. There are two ways to stay current on the situation by signing up for the Quiet Skies Facebook page and checking into the Quiet Skies website.

### **Cherry Creek Vista Parks and Recreation Report**

Dave Mohrhaus reported that the pool has received its permanent certificate of occupancy. He also reported that Sunset Park will be getting upgrades in the fall. He invited everyone to the parks meeting on May 23<sup>rd</sup> at 5:30pm at the community room.

### **Adjourned**

The meeting adjourned at 8:15pm