

Greenwood South HOA Board Meeting — June 27, 2022

Meeting was called to order at 7:05 p.m.

Attendees: Irene Anderson, Kevin Doran, Sid Gregory, Leslie Levine, Dee Roller, LaDonna Gravelle

1. Thank you to Christi Johnson for her longtime volunteer efforts with the HOA. It is much appreciated.
2. We welcome Beth and Troy Stalter as our new block reps for Area A.
3. Minutes of May 2022 board meeting were approved: Sid Gregory made motion, Kevin Doran seconded.

4. Treasurer's report:

	<u>Income</u>	<u>Expenses</u>	<u>Balance</u>
Income			
Transfer from First National Bank	\$ 16,294.16		
2022 Dues from 69 residents	3,442.24		
City of Centennial Grant	<u>500.00</u>		
	\$ 20,236.40		
Expenses			
Check for Ann Koenig - printing newsletter and dues invoice		\$ 47.97	
HOA checks for 1stBank Account		\$ 19.80	
Check for Ann Koenig -printing announcement for Dumpster Day		\$ 23.68	
Check to CRI for dumpster		\$ 480.00	
Check for CenCon		\$ 40.00	
Check to US Liability Insurance Co.		<u>\$ 817.00</u>	
		\$1,428.45	
Balance			\$ 18,807.95

The dues collection status was reviewed. Block reps will be diligent about completing dues collection as soon as possible.

5. Vice President's Report:

There were no issues to be addressed with Graceful Hearts facility activity. If issues occur, please report these to all of the following: Kevin Doran, HOA VP (dorankr@gmail.com); Rommel Amurao, the current House manager at Graceful Hearts (720-435-6478); and Amanda Cruz Giordano (ACruzGiordano@arapahoegov.com) with the Arapahoe Sheriff's office. Contact will be made with the assisted living facility in Palos Verdes to learn of the governing policies for their facility.

There was a good attendance for the food truck night at Sunset Park on June 9th.

The movie night at Sunset Park with Marvella, Madison Park, Palos Verdes and Greenwood South is set for August 11th. The cost of equipment is \$500, which would be shared by the four HOA's. Madison Park is running the show, and final details will be sent out.

6. The HOA picnic will be held on September 11th at Sunset Park. Stephanie Krasne is the chairperson with Kevin Doran as Board Liaison. Other volunteers are Kathy Anderson and Erin Slattery. The shelter has been reserved and District 2 reps will be invited.

7. Clean Up Day: A volunteer is still needed to co-chair this event with President Leslie Levine serving as the Board liaison. Residents who have volunteered to assist during the event are David Peeples, Amy Plog, Kathy Anderson, LaDonna and Glenn Gravelle, and Charlene Hovey.

8. Irene Anderson will initiate a conversation with one homeowner on Niagara Street about potential participation in the Greenwood South HOA.

9. No soliciting signs: Kevin Doran checked into this and learned that signs do not make an impact in other neighborhoods.

10. Issues of Concern: Leslie Levine and Dee Roller continue to address barking dog issues in their neighborhood.

Complaints about the weeds along Orchard Road are being addressed by the Board and homeowners.

11. There are no District 2 and CenCon updates.

The Board will not meet in July but an email update will be circulated about July 18th.

The September General HOA meeting will be a zoom meeting held on September 12th at 7:00 p.m. Leslie Levine's term as President ends in September. Elections will be held during the meeting. If anyone is interested in this position, please contact the Board. A potential guest is Selena Silva, South Metro Fire District Risk Reduction specialist. The Fire Department will do free risk assessments for homeowners. Contact for Selena is: selena.silva@southmetro.org (720-898-2275).

12. Newsletter: The Board is interested in finding a volunteer to take over writing, printing and distributing the quarterly newsletter to block reps;.

Content for July newsletter:

- i. Thank you to Christi and welcome to the Stalters as Block Reps.
- ii. Lock cars when parked outside as there are continuing issues with break-ins. Bring in your mail in a timely manner due to instances of people looking in mailboxes. Make sure your garage door is closed.
- iii. Residents should call Waste Connections customer service if any billing issues have not been resolved. They will credit overpayments incurred since the fall.
- iv. Sign up for "reserve 911 alert system." Enroll at ArapAlert. This service is used when there is a fire or tornado warning. ArapAlert outlines the CodeRed system to allow Public Safety Agencies

to warn residents of danger or other important information. The Risk Reduction Specialist for South Metro Fire will do a home assessment if homeowners are interested. 720-258-2000. They also recommend contacting your insurance agent to make sure that you are covered for “replacement costs” should you have a fire.

- v. Covenant reminders: Signs in yards, RV parking, Arapahoe County Red Flag Days, possible garage sale.

Meeting adjourned at 8.10 p.m.

Respectfully submitted,
LaDonna Gravelle, Secretary