

**Heritage Park Homeowners Association
Annual Meeting Minutes
September 20th, 2018
Avon Town Council Chambers
5pm**

Board Present:

Marc Harrison
Jim Guida
Brent Rimel

Owners Present:

William & Michele Darken (#6)
Lindsey Rimel (#10)
Steve MacDonald (#11)
Kraig Forbes (#12)
Todd Harris (#13)
Steve & Jecca Kozloff (#14)
Gerhard Assenmarcher & Robyn Landry (#16)
Ellen & Jean Claude Moritz (#17)

Proxies:

Eric & Karen Simon (#3) to Rimel
Carla Guarascio (#4) to Rimel
John Lovett (#7) to Darken
Audrey, Dan & Paul Gilden (#19) to Moritz

Management Present:

Steve MacDonald
Bryan Kretschmer

Call to Order at 5:10pm

Steve MacDonald of Vail Management called roll as a result a Quorum was declared

Review of Minutes of 2017 Annual Meeting Minutes

Todd Harris motions to approve the prior minutes, Marc Harrison seconds, all were in favor

President's Report

Brent reported that there are only two remaining vacant lots at Heritage Park, and they are individually owned by Steve MacDonald and Jim Guida. Brent elaborated that overall the property is in good condition.

Review of Financials

Steve MacDonald went over the financials. The association has \$50,950.86 in total assets. It was noted that Association does not need to maintain a large reserve as it is mostly used for landscaping. Steve acknowledged that a few units have not paid their annual dues but VMC has had communication with all and expect all to pay soon. The association has saved approximately \$25,000-27,000 by ending the agreement with the Homestead Club. Marc motioned to approve the financials and Todd seconded. All were in favor.

Old Business

Insurance

Steve went over the insurance. The only change to the insurance was that D&O coverage was added to the policy.

Who to Call

Bryan went over how to contact VMC for all afterhour emergencies. The Property Manager's email manager@vailmanagement.com is preferred so that concerns are better detailed.

New Business

Building Update

Jim briefly gave a building update noting that the last developer home is under contract and should close this spring.

Review Process for all proposed exterior changes

The general requirements and the process for reviewing proposed exterior changes is detailed. In the Heritage Park Declarations, Bylaws, and Design Guidelines all exterior changes must be submitted to the DRB for review and approval. Homeowners in attendance asked that there be a new policy to notify all homeowners after approval or final disapproval of any proposals. It was noted that the current Design Review Board consists of Jim Guida, Brent Rimel, and Steve MacDonald.

Real Estate Boxes

After discussion of the real estate boxes at the Heritage Park entryway it was decided to reduce the number of boxes to 3 from the current 6. The outdated entry-sign will also be removed.

Election of Board of Directors

No new Board members were nominated or volunteered to serve and the current Board members stated that they would be willing to serve another year. After vote of acclimation all were re-elected to serve another one year term.

Adjournment

Brent motioned to adjourn at 6:20pm