

**PLUM CREEK NORTH MASTER HOMEOWNERS
ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES**

June 15, 2016

**Philip Miller Library
100 South Wilcox
Castle Rock, CO 80104**

*Jamie LaRue Room
5:00 p.m.*

I. CALL TO ORDER

The June meeting of the Board of Directors for the Plum Creek North Master Homeowners Association, Inc. was held at 5:00 p.m. at the Philip Miller Library, in the Jamie LaRue Room, Castle Rock, CO 80104. The meeting was called to order at 5:00 p.m. by David Littler – President. Board Members present; David Littler, President, Monte Tucker, Vice President and Frank Gappa, Secretary/Treasurer. Representing management: Kim Maguire, CMCA with Premier Property Management, LLC.

II. HOMEOWNERS FORUM

No homeowners present.

III. APPROVAL OF MINUTES

- a. Mr. Tucker motioned to approve the minutes dated February 8, 2016. Motion was seconded and passed unanimously.

IV. FINANCIAL STATEMENTS

- a. Ms. Maguire presented the May 2016 financial statements. To include the bank statements, payables, monthly and year to date income statement, AR Aging Summary and bank reconciliations/summary details. Mr. Tucker motioned to accept the financial statements as presented. Motion was seconded and passed unanimously.
- b. Mr. Gappa motioned to approve the payables as presented. Motion was seconded and passed unanimously.
- c. A/R Aging summary, one HOA is delinquent and they have been sent notices. Ms. Maguire will continue to monitor and send statements to the Management Company. No further action taken.

V. OLD BUSINESS

- a. Ms. Maguire recapped the “Surplus of Funds” in the amount of \$1,000.00 awarded to each HOA for capital improvements with a deadline date of June 1, 2016 for HOA’s to submit their plans for the expenditure. An email to all HOA managers were sent out and all responded that they did get the email. The following HOA’s did not submit a request for the funds, they were Sawgrass Condominiums, The Highlands Estates and The Peninsula, therefore none of those HOA received the \$1,000 surplus of funds from the PCNMA.

VI. NEW BUSINESS

- a. Discussion was held regarding the Plum Creek Golf Club meeting to be held for the residents on June 22, 2016. Mr. Gappa will attend and take notes. Mr. Littler and Ms. Maguire will also speak to the HOA Attorney on annexation of the proposed 111 homes that the Golf Club wants to add.
- b. Rain Barrel House Bill 15-1259 was discussed, no action taken.

VII. ADJOURNMENT

Mr. Gappa made a motion to adjourn the meeting at 5:40 p.m. Motion was seconded and passed unanimously.

Respectfully submitted,

s/Kim Maguire

Kim Maguire, CMCA®

Community Association Manager