



**MINUTES GLENEAGLE CIVIC ASSOCIATION
BOARD OF DIRECTORS MONTHLY MEETING**

**10 December 2015 at 6:30 pm
Holy Trinity Anglican Church, 13990 Gleneagle Dr.**

CALL TO ORDER

In Attendance: Ken Judd, Kevin Deardorff, Michelle Fisher, Shauna Naous, Abigail Seidenberg, Melissa Seidenberg, Roger Loudon, Dennis Marconi, Craig Jasper

WELCOME OF MEMBERS AND MEMBERS FORUM

Discussion regarding trailer in member's back yard.

APPROVAL OF NOVEMBER 2015 BOARD MEETING MINUTES- approved unanimously

COMMITTEE REPORTS

1. NEIGHBORHOOD REPRESENTATIVES

▲ Vacancies- 1, 10, and 23 remain vacant

2. NEPCO- Daryl Glenn spoke at the last meeting. Next Meeting, January 2, 2pm

3. COVENANT CONTROL COMMITTEE

▲ Review of Current Violations

4. ARCHITECTURAL CONTROL COMMITTEE

▲ Review of Approvals, Denials, and Pending Requests- no report prepared this month.
There were 2 requests this month.

5. FINANCIAL REPORT

▲ Review of Budget and Actuals- Shauna requests all expenses be submitted ASAP. Craig still needs to submit some expenses for the boy scout projects.

▲ Approval of Expenses

▲ Pursuit of Dues in arrears

▲ Review of Proposed 2016 Budget- Kevin recommends a line item for flagstone signs as capital improvements, roughly \$7000. Eagle's View line should be increased, and Mailings line should be increased in the event annual election mailings must go via post. Shauna will send out changes, and put out an email vote.

6. ROADS, SIGNS & DITCHES COMMITTEE- Phase 3 of sign installation should be complete in the next day. Craig believes he has a fourth boy scout to complete the last portion of the sign project. Yield sign posts are going up on Nichlas Ct. We probably have about \$400 of sign post replacements required presently.

7. ISLANDS MAINTENANCE

8. PLANNING COMMITTEES

▲ Holiday Lighting Committee- Paulette Marine is willing to coordinate- 19th or 20th would be good days to run it. Melissa will send out email asking for interested parties to contact Paulette.

9. EAGLE'S VIEW

- ^ Publication "reboot"- template mock-ups reviewed. The board likes the appearance of the color copy. Suggestion made to not have any ads.
- ^ January 4 will be the new deadline for articles. For now, articles will go to Kevin, who will communicate them to the publishing contact.

OLD BUSINESS

GLENCO update- no further information at present.

NEW BUSINESS

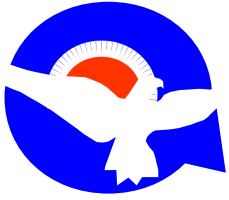
Former Golf Course Property Update- Ken briefed the Board on a topic at Donala's Board Meeting. A letter was submitted by the new Golf Course Property Owner to Donala. He briefed Donala earlier today. Mr. Gratrix spoke of 2 options. Option 1: 41 homes, and remaining space will go into highly restricted conservation easement. Letter proposes option 2: 56 homes, and remaining space would be gifted to GCA, no restrictions. Donala will need to make a decision on number of homes it is able to supply with water. Ken feels the HOA Board should consider which of the two plans we support. Donala will render a decision on the third Thursday of January.

AROUND THE TABLE- No items.

NEXT MONTHLY MEETING: Thursday, 14 January, 2016

ADJOURNMENT- 8:24pm

“A Covenants-Protected Community”



*Gleneagle Civic Association
P.O. Box 31
Monument, CO 80132*

December 9, 2015

COVENANT VIOLATIONS SUMMARY REPORT – NOVEMBER/DECEMBER 2015

New violations: 10 Active/Open violations: 1

NOTICE OF FINE/ADDITIONAL FINES

1 – Section 138; unauthorized fence (\$400.00 Total)

THIRD NOTICE (Fines pending)

0

SECOND NOTICE:

2 – Section 115; car in yard

REPEAT NOTICE:

0

FIRST NOTICE:

2 – Section 115; vehicle overnight in yard/road

1 – Section 131; garbage cans stored in view

3 – Section 137c; trailer stored in yard

2 – Section 127; fence in need of repair

Closed (13)

Signed,

Kevin A. Deardorff,
Chairman, Covenants Control Committee
Covenants@gleneaglehoa.org

**Gleneagle Civic Association
Budget and Actual Results for 2015**

<u>Revenue</u>	2015 Budget - Operating	Actual Results Through Nov 30, 2015	
Dues-651 Owners x \$45.00	\$ 29,295.00	25,690.40	\$88.20 received in 2014
Delinquency Recoveries from Prior Yrs	2,000.00	1,253.60	
Contributions in Excess of Dues	500.00	833.00	
Title Company Letters/Fines	2,175.00	\$4,275.00	
Late Fees	0.00	\$135.00	
Advertising	150.00	0.00	
Picnic	0.00	0.00	
Street Sign Sales	0.00	213.00	
Interest	250.00	238.60	
Budgeted Revenue	\$ 34,370.00	32,638.60	
Operating Expenses			
Liability Insurance	1,500.00	0.00	
Association Professional Liability	4,000.00	1,260.00	
Work Compensation Insurance	350.00	396.00	
Mailings (dues/notices/ballots)	800.00	340.42	
Legal	1,500.00	2,620.00	
Tax Preparation and Fees	650.00	500.00	
NEPCO Dues	90.00	27.00	
CAI Dues	150.00	120.00	
Annual / Meeting Expense	1,000.00	118.51	
Post office box	45.00	0.00	
Bank Fees	50.00	119.00	
Office Supplies	300.00	50.00	
Bookkeeping Service	0.00	0.00	
Financial Review	500.00	0.00	
GlenCo	100.00	0.00	
	\$ 11,035.00	5,550.93	
Committee Expenses			
Welcome Packets	150.00	173.32	
Directory	100.00	0.00	
Document Reproduction/Distribution	0.00	0.00	
Roads, Signs & Ditches	2,000.00	1,517.90	
Web Site Support	100.00	59.95	
Architectural Control/Covenant Expense	100.00	0.00	
Eagles View Production	2,000.00	1,646.73	
Board Education	250.00	0.00	
Board Discretionary	500.00	281.80	2014 Exp_Bd Mtg Food
	\$ 5,200.00	3,679.70	
Community Programs			
Annual Garage Sale/ Clean Up	500.00	69.00	
Gleneagle People's Pride	0.00	0.00	
Blue ribbon yard awards	0.00	0.00	
Annual Barbecue/Picnic	2,500.00	2,452.69	2014 Expenses/\$250.34
Owner Education	0.00	0.00	
Holiday Lighting Award	0.00	0.00	
GCA Activities/Events	100.00	672.59	Volunteer Dinner
	\$ 3,100.00	3,194.28	
Capital Improvements/Maintenance			
Trees/Landscaping in Common Areas	0.00	0.00	
Maintenance of Islands A & B	0.00	0.00	
Neighborhood Islands	0.00	0.00	
Common Area Mowing	1,500.00	1,038.11	
South	0.00	0.00	
Street	0.00	0.00	
	\$ 1,500.00	1,038.11	
Budgeted Expenditures	\$ 20,835.00	13,463.02	
Budgeted (Deficit)/Surplus	\$ 13,535.00	19,175.58	
Beginning Year Surplus	\$ 18,933.56	18,933.56	
Ending Surplus	\$ 32,468.56	38,109.14	
Reserve Funds			
Total Reserve Funds	115,000.00	\$130,088.32	
Operating Funds			
Total Operating Funds		\$22,053.53	

GCA Disbursements through November 30, 2015

Date	Check #	Payee	Amount	Purpose	Comments
1.9.15	N/A	Peoples Bank	\$3.00	Service Charge	
1.13.15	1858	Paulette Marine	\$62.94	Welcome Packets	
1.16.15	1860	Kevin Deardorff	\$500.00	Jan Expense Report_Approved	
1.16.15	1861	Kevin Deardorff	\$32.14	Balance_Jan Expense Report_Appd	
1.24.15	1862	VOID	\$-	CAI Mbrshp/void_incorrect amount	
1.24.15	1863	CAI	\$120.00	2015 Mbrshp renewal	
1.24.15	1864	Shauna Naous	\$10.00	Refund_Per Rpt_SOS_Pd via CC	
1.24.15	1865	Tri Lakes Printing	\$437.93	Eagle's View_Printing	
1.24.15	1866	Staples	\$50.00	Office Supplies	
1.24.15	1868	USPS	\$98.00	Stamps for Mailings Missed 1867 in book	
2.3.15	N/A	Deluxe Checks	\$95.00	Checks for Operating Account	
2.7.15	1867	Tri Lakes Printing	\$33.78	Printing re: 2015 Dues Notices	
2.9.15	N/A	Peoples Bank	\$3.00	Service Charge	
2.23.15	1869	Pinnacol Insurance	\$396.00	2015 WC Insurance Renewal	
3.16.15	1870	John Perrin	\$5.00	Refund of 2015 Dues Overpay	
3.16.15	1871	Kenneth Mellott	\$87.30	Refund of double pay dues	
4.5.15	1872	Guardian Title	\$30.00	Refund overpay of title fee_385 Palm Springs	
4.9.15	1873	Backman Business Group	\$500.00	2014 Tax Preparation	
5.15.15	1874	Winzenburg et al	\$2,010.00	Legal Fees_Variance Request	
5.15.15	1875	Nothing But Decks	\$587.00	Sign Posts	
5.15.15	1876	Tri Lakes Printing	\$332.22	Newsletter	
6.1.15	1877	Unified Title	\$45.00	Refund of 2015 Dues Overpay_245 Pauma	
6.2.15	1878	Tri Lakes Printing	\$208.64	Printing/Mailing 2nd Notices_Dues	
6.2.15	1879	Jim Evans	\$59.95	Web Hosting_Renewal	
6.2.15	1880	Kevin Deardorff	\$500.00	Volunteer Dinner_Reimbursement	
6.2.15	1881	Kevin Deardorff	\$103.25	Volunteer Dinner_Reimbursement	
6.2.15	1882	Bill Bristol	\$338.11	Island Maintenance	
6.2.15	1883	Little Lynn's Lawn Care	\$350.00	Island Mowing	
6.10.15	1884	Farmers Insurance	\$1,792.00	Liability Insurance Policy	
6.11.15	1885	Kevin Deardorff	\$325.92	Garage Sale/Comm Picnic Expenses	
6.14.15	1886	Paulette Marine	\$106.88	Welcome Packets	
7.5.15	1887	Winzenburg et al	\$500.00	Legal Fees_Variance Request	
7.5.15	1888	Winzenburg et al	\$100.00	Legal Fees_Variance Request	
7.12.15	1889	Little Lynn's Lawn Care	\$350.00	Island Mowing	
7.19.15	1890	Tri Lakes Printing	\$437.93	Newsletter	
8.1.15	1891	VOID	\$-	Incorrect amount	
8.1.15	1892	VOID	\$-	473.93 Rew Woodbury; VOID	
8.3.15	1895	Craig Jasper	\$473.27	Reimb pd to Rew Woodbury, signs	
8.9.15	1893	Craig Jasper	\$26.73	Reimb pd to Rew Woodbury, signs	
8.13.15	1896	Craig Jasper	\$300.00	Home Depot Card_Signs	
8.23.15	1894	Colo Comm Media	\$69.00	Garage Sale Ad	
8.23.15	1897	Little Lynn's Lawn Care	\$350.00	Island Mowing	
9.10.15	1898	Craig Jasper	\$80.00	Table/Chairs_Annual Picnic	
9.10.15	1899	Mark Vance	\$130.90	Const Materials_Food_Signs	
9.27.15	1900	Famous Daves	\$1,676.32	Annual Picnic Food	
10.06.15	1901	VOID	\$-	Tri Lks Printing; incorrect \$\$	
10.06.15	1902	Tri Lakes Printing	\$26.00	Annual Picnic Flyer Printing	
10.6.15	Echeck	CO Div of RE	\$27.00	HOA Renewal	
10.08.15	1903	Ken Judd	\$21.34	Supplies for Annual Picnic	
10.8.15	1904	Antelope Trails	\$40.00	Rental of space for Annual Meeting	
10.8.15	1905	Melissa Seidenberg	\$149.55	\$71.04 Annual Picnic items; \$78.51 annual mtg printing	
10.22.15	1906	Mary Jones	\$250.00	Gift cards for annual picnic	
10.22.15	1907	Kevin Deardorff	\$77.65	Cakes for annual picnic	
10.27.15	1908	Paulette Marine	\$72.84	Welcome Packets	
11.29.15	1909	Tri Lakes Printing	\$437.93	August Newsletter	