

ANNUAL ASPEN VIEW PROPERTY OWNERS MEETING  
August 25, 2013

The meeting called to order at 10am by Linda Davis, President, held at the home of Mardi Zimring. Owners in attendance were: Linda Davis, Betsy Widner, Mardi Zimring, Chip Bowen and Chris Pelenis. Proxies were submitted by: Michael & Sandy Bogdan, Les & Sara Bowen, Missy & John Octave, David and Marta Goffredo, Missy and John Octave, Nancy VanBroekhoven, Brett and Julie Matheson. A quorum was verified.

The minutes from last year's meeting were approved without corrections. Betsy moved/Mardi 2<sup>nd</sup>.

The Treasurers report was submitted by Betsy Widner. The report shows the POA financial status for fiscal year 2012. At the end of the fiscal year the ING reserve account balance was \$15,852.62 and the checking account balance was \$4,034.55 for a total of \$19,887.17. Dues collected were \$3,600 and interest income was \$62.23 for a revenue total of \$3,662.23. Expenses included our Post Office Box, Insurance, Filing of our annual report and tax preparations for a total of \$2,239. We had a positive cash flow of \$1,423.23. Expenses for insurance, post office box and taxes are expected to increase slightly for the next year. Also reserves will decrease due to paying for road seal coating. The idea of raising annual POA dues was discussed, as annual dues have not increased in over 7 years. The re-sealing of Davis Court cost almost \$7,000 that depleted some of the association's reserves. In the future there could be significant cost for road repair to Davis Court. It was decided to increase dues to \$250 starting next year to help to build our reserves. Mardi moved/Chris 2<sup>nd</sup>.

As of this writing (8/30) all dues payments have been remitted for 2013.

Service directory will be updated w/those making a recommendation being noted. The changes will be posted on the website.

Copies of the AVPOA directory were exchanged with a few corrections. These changes will be posted to the website.

Officers Linda Davis, President, Betsy Widner, Treasurer, were re-elected for another year. Mardi moved/Chris 2<sup>nd</sup>.

Next AVPOA meeting will be held during the second week of August 2014.

Old Business: The seal coating that was approved at last year's meeting was completed by Jet-Black. Many driveways were completed on an individual basis and owners received a discount having the work done while Davis Ct. was sealed. Comments have been positive as to how nice it looks.

New Business: It was suggested we contract with A Peak Asphalt to fill in the sunken area in Davis Court that will cost around \$600. Jet Black has agreed to seal coat this area at no cost. After discussion w/A Peak it was recommended not to fix the road at this time due to the recent crack filing and seal coating. The issue will be revisited in a few years.

PNC Bank currently owns Lot #1 property (66 Davis Ct.) and is working with Eagle Realty to sell it. PNC has paid the dues.

Chris offered to cut down the grasses at our sign.

Betsy said that she should be able to file our annual report w/the state.

Mardi suggested that we contact Blue River Town Council members that we are very supportive of their working to develop a bike path adjacent to Hwy 9 to the Town of Breckenridge. Linda will bring it to the council meeting in September.

Meeting adjourned at 10:45am. Mardi moved/Linda 2<sup>nd</sup>.