

Monarch Glen HOA Board of Directors

April 24, 2013

Present:

Barbara Paulsen President
Lena Watts Vice President
Elizabeth Fenton Secretary
Lesley Adams
Debi Caldwell

Not Present:

Robert Budeau Treasurer

Meeting Called to Order

1:00 p.m. at Heritage Property management offices

Approval of March Minutes

Motion/Seconded/Approved

Approval of March Financials

Motion/Seconded/Approved

Financials

- Current draft for delinquent accounts is illegal
- Barbara suggests allowing Heritage to handle filing liens. Board agrees to let Heritage handle liens on past due accounts as well as fees and interest.
 1. At 6 months past due, letter of intent to lien will be sent.
 2. Thirty days after intent to lien letter sent, lien can be filed.Additional liens need to be filed to include new balances, \$100 fee goes back to Heritage.
- Alpine Bank Cards
 1. President Barbara Paulsen to be added as signer, Vice President Lena Watts a signer, Debi Caldwell also a signer.
 2. Remove Robert Budeau as a signer.

New Business

- RDR will be contacted first to make any irrigation repairs
 1. Heritage will email the board by following monday if any repairs are made on a weekend.

- 3009 ½ Royal Court – Request to install sliding glass back door. Approved.
- 3021 Milburn Dr – Has completed east side of fencing and will be completing west side within 60 days.
- 637 Kings Glen Loop – Regarding open gates. HOA not responsible for damage to private property. If someone decides to close the gates they accept responsibility if damage or accident does occur.
- It was mentioned that established landscaping (trees, plants, flowers) are fine regardless if the specific types are listed in the covenants.
- Regarding Mr Budeau- The President has asked for his removal from the board for cause, and per his email request.
 1. Heritage will be sending Mr Budeau a letter acknowledging his removal and asking for irrigation key back.
- Annual board meeting minutes will be viewable online, monthly board minutes will be available at Heritage offices.

Meeting Adjourned

Motion/Seconded/Pass

Adjourned at 1:54