

TrailMark Homeowners Association

BOARD of DIRECTORS MEETING

AGENDA

July 08, 2025 – 6:00 p.m.

South Metro Fire Station 19 - 8490 W Trailmark Pkwy Littleton, CO 80127

I. CALL TO ORDER

Board Members: Board Members – Ken Colaizzi (President), Arwen Vaughan (Vice President), Tonya Sloan (Secretary), Phil Kinney (Treasurer), Dave Soule (Member at Large)

Westwind Management Group, LLC Representatives Roxanne Chaparro, CMCA®, AMS Association Business Manager

II. APPROVAL OF MINUTES – May 13, 2025

III. MANAGEMENT REPORT

- a. Management Report & Action Items List
- b. Additional Reports (Work Orders, DRC, and Compliance Log)

IV. FINANCIAL REPORT

- a. May and June 2025 Un- Audited Financials

V. COMMITTEE REPORTS

- a. Design Review Committee – Tonya
- b. Common Area Committee – Dave
- c. Communication Committee – Arwen
- d. Social Committee - Ken

VI. NEW BUSINESS

- a. Home Improvement Projects Continue to Begin Without Written DRC Approval (Ken)
- b. Like for Like Still Requires DRC Approval (Ken and DRC)
- c. Update on Weed Control in SSPR, Shea Homes Lot, And TMHOA Common Area (Ken)
- d. 2026 TMHOA Budget is Underway (Ken)
- e. TMHOA has new HOA Attorney (Ken)
- f. November 2025 HOA Election Information (Ken)

- g. South Suburban Parks and Recreation Contact Info For Issues in TrailMark and Hogback Hill Parks (Ken)
- h. Board Discussion on Committee Charters (Ken)

VII. HOMEOWNER OPEN FORUM

VIII. ADJOURNMENT – Next Meeting – September 09, 2025, 6:00p.m. at the Falcon Bluffs Middle School

I. EXECUTIVE SESSION