

**BOARD OF DIRECTORS
MINUTES OF MEETING
January 10, 2017**

A regular meeting of the Star Canyon Condominium Homeowners Association, Inc. was held on January 10, 2017 at the office of KC & Associates, LLC located at 10106 W. San Juan Way, Suite 210 in Littleton, Colorado.

- I. **Call to Order, Establishment of Quorum** -- President Reeh called the meeting to order at 6:01 PM. Members Present: Scott Reeh, Tom Kartheiser. Members Absent and Excused: Cyndi Parazak. Others Present: Homeowners per the sign-in sheet, Tina White and Angie Johnson from KC & Associates, LLC, Community Association Managers.
- II. **Review of Regular Meeting Minutes** -- The Board reviewed the Regular Meeting Minutes of November 15, 2016. Following review, upon motion duly made by Director Kartheiser and seconded by President Reeh to approve the minutes as submitted. Motion passed without objection, unanimously.
- III. **Financial Report & Accounts Payable** -- The Board reviews and approves account payable invoices via the online invoice process, and signs any additional unsigned checks at their meeting.
- IV. **Manager's Report**
 - A. **Reports** – The Board reviewed reports on work orders issued, etc.
 - B. **Violations** – Violations letters are mailed per property inspections and reported homeowner complaints.
- V. **Committee Reports**
 - A. **Landscape Committee** – The Landscape Committee requested the Board approve the proposals from Mountain High Lawn and Landscape. The first proposal is for removal and replacements shrubs at a cost not to exceed \$2,700; this amount will be taken out of Landscape other. The second proposal is for removal and replacement shrubs at a cost not to exceed \$5,611. The Board unanimously approved the proposals.
 - B. **Snow Committee** – No Report
 - C. **Social Committee** – No Report
- VI. **Unfinished Business**
 - A. **Reserve Study Review** – Following review and discussion, upon motion made by Director Kartheiser and seconded by Director Reeh to approve The Reserve Study as presented. The motion passed unanimously without objection.
- VII. **New Business**
 - A. **2017 Landscape Improvements** - Following review and discussion, upon motion made by Director Reeh and seconded by Director Kartheiser to approve the 2017 Landscape Improvements. The motion passed unanimously without objection.
 - B. **Election of Officers** – Tabled until Director Parazak is present.

VIII. **Open Forum** – Nothing to come before the Board.

IX. **Miscellaneous Items/Announcements**

A. The next regular meeting will be held on Tuesday, March 14, 2017 beginning at 6 PM at the office of KC & Associates, LLC located at 10106 W. San Juan Way, Suite 210, in Littleton, Colorado.

B. The Board request Management file a claim on the roof from the high winds.

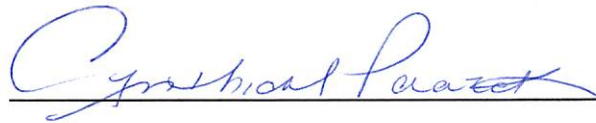
X. **Adjournment** – There being no further business to come before the Board, a motion was made and upon unanimous consent, the meeting was adjourned at 7:04 PM.

Submitted by,

Tina White CAM
Angie Johnson, CAM Apprentice
Community Association Manager

THE FOREGOING ARE THE TRUE AND CORRECT MINUTES OF THE MEETING HELD ON THE DATE STATED ABOVE AND WERE APPROVED BY THE BOARD ON THIS 14th DAY OF MARCH, 2017.

ATTEST:



Secretary