

Willow Works

The Monthly Newsletter of Willow Creek Homeowners Association #3

2021

Community Directory

Website: Willowcreek3.com

WC3 Board of Directors:

WC3directors@gmail.com

President: Aidan O'Shea

Vice President: Fred Kremer

Treasurer: Jerry Grant

Secretary: Bob Bartlett

Members-at Large:

Betsy Alexander

Bryan Zach

Mary Beth Doerr

WC3 Manager

HG Management

1101 West Mineral Avenue #107

Littleton, CO 80120

303-804-9800

Fax: 303-984-253

www.hgmanage.com

Pool Management:

Perfect Pools 303-795-1191

hb@perfect-pools.com

Swim Team:

wc3dolphins.com

swim@wc3dolphins.com

Willow Works Newsletter:

Porchlink Media

kerri@porchlink.com

Trash Removal/Recycling:

Waste Management: 303-797-1600

Willow Creek Women's Club

willowcreekwomensclub@gmail.com

Chair: Natisha Doherty

natisha.doherty@yahoo.com

303-694-0798

Tennis Keys & Pool Keycard:

HG Management: 303-804-9800

Clubhouse Manager:

Deanna Mumfrey: 720-933-0785

wc3clubhouse@comcast.net

January 2021

Letter from the Board

Our board of directors would be remiss if it did not review the results of the tennis survey. So let's get to it!

A total of 137 homeowners out of 515 responded to the five-part questionnaire designed to get community feedback on the possibility of reconstructing some or all five tennis courts with post-tension concrete.

Here are the questions and the responses:

- 1. How many courts would you believe we need to have reconstructed over the next five years?**
One court (1)
Two courts (34)
Three courts (19)
Four courts (16)
Five courts (45)
No opinion (22)
- 2. Would you like to see a separate full court basketball court or a basketball court that is shared-use court with tennis or pickleball?**
Separate (32)
Shared (92)
No opinion (13)
- 3. Would you like to see a separate pickleball court or a pickleball court that is shared-use with tennis, similar to the existing court configuration?**
Separate (19)
Shared (102)
No opinion (16)
- 4. Would you like to see a shaded structure with picnic tables & chairs and possible BBQ area?**
Yes (70)
No (56)
No opinion (11)
- 5. Would you like to see volleyball court replacing a tennis court?**
Yes (38)
No (83)
No opinion (16)

Our thanks to Betsy Alexander who compiled the results and presented it to the board at the November HOA meeting. By the way, Betsy is heading up the newly created Grounds and Amenities Committee that is overseeing the tennis court project. Serving on the committee are board members Mary Beth Doerr, Jerry Grant, Fred Kremer and Bryan Zach. Together they will work with community volunteers to present their recommendations to the board. Stay tuned.

Continued on page 6



Willow Creek Women's Events

Sponsored by Willow Creek Women's Club

Submitted by Anne Bonelli McMahon

Here's to a healthier you in 2021!

Wednesday, January 13 | 6:30 p.m. Zoom call

Now that 2020 is behind us - pop that bottle of champagne - it's time to reset for 2021. Mitzi Franz - our own Willow Creek fitness guru - will talk about self-care, a positive mindset, accountability and the power of friendship. The presentation will last 30 minutes and for those who want to stay on the call, Mitzi will demonstrate simple moves to improve your strength and flexibility. **We will email Zoom details in January.** If you are not on the Willow Creek Women's Club email list, send an email to willowcreekwomensclub@gmail.com.

Board Meetings

Board Meetings are held at 6 p.m.
the 2nd Thursday of each month.

The **Architectural Control Committee** meets at
7 p.m. the 1st Monday of each month.

Meetings are held at the Willow Creek III clubhouse,
8091 East Phillips Circle.

Clubhouse Closure

Due to the Covid-19 virus the clubhouse is closed.

Management Corner

WC3 Manager: HG Management

1101 West Mineral Avenue #107

Littleton, CO 80120

Phone: 303-804-9800 ♦ Fax: 303-984.-253

www.hgmanage.com

Community Manager: Sabrina Lopez

slopez@hgmanage.com

Mail correspondence to (except assessment payments) to:

Willow Creek Homeowners Association No. 3

c/o HG Management

1101 West Mineral Ave. Suite 107 Littleton, CO 80120

Accounting/assessment questions:

accounting@hgmanage.com

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The mailing address for sending in dues changes on January 1, 2021.

Make check to: Willow Creek HOA No. 3

Single-family home dues: \$102 (\$107 starting 1/1/2021)

Townhome dues: \$140 (\$153 starting 1/1/2021)

Main dues and assessments

***Until 12/31/2020 to:**

c/o HG Management

PO Box 5368

Denver, CO 80217-5368

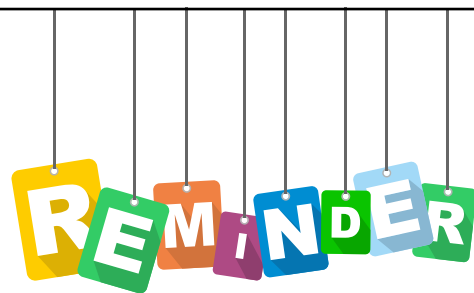
Main dues and assessments

***As of 1/1/2021 to:**

c/o HG Management

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January 2021 ACC Corner

Submitted by Jeffrey Stevens

The Architectural Control Committee extends its appreciation to all homeowners who maintain their property in the manner that the covenants require. The Writer Corporation, the developer of Willow Creek III, wanted this community to be a place with a harmonious nature and one where the residents could be proud of their surroundings and at home in this community. They have succeeded because the residents of Willow Creek III support and endorse these goals. Thank you, Willow Creek III, for making this a place for families and all residents to prosper and feel welcome. Let's make 2021 a year of kindness.

News from the WC3 Dolphins

WC3 Dolphins and our swim league is planning to move forward for 2021 as "normal" as possible. Stay tuned for more info on our website at www.wc3dolphins.com.

WC3 Dolphin Swim Team is open to kids age 4-18. Our swim team is open to resident and non-resident swimmers.

2021 Tentative Schedule:

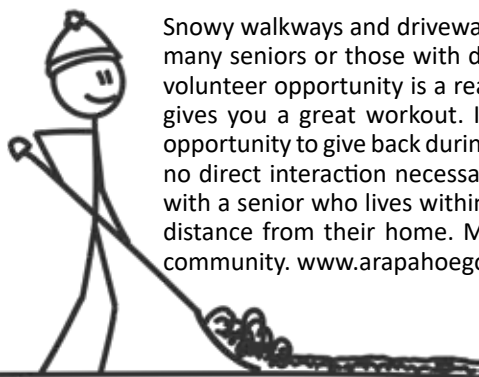
- May 17th: After School Practice Begins
- June 1st: Morning Practice Begins
- Dual Meets: June 5, 12, 19, 26, (July 3 - Bye Week), July 10
- Prelims: Week of July 12th
- Championships: July 17, 2021
- All-Stars: July 24, 2021

We are looking forward to getting the kids in the pool in 2021!

—WC3 Swim Board & Coaches

Centennial News

Shovel snow for a neighbor in need



Snowy walkways and driveways are a safety hazard for many seniors or those with disabilities. This awesome volunteer opportunity is a real feel-good program and gives you a great workout. It's also a safe volunteer opportunity to give back during the pandemic as there's no direct interaction necessary. Volunteers are paired with a senior who lives within walking or short driving distance from their home. Make a difference in your community. www.arapahoegov.com/volunteer



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Financial Advisor

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Winter Watering

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HAPPY NEW YEAR 2021!

**Should You Buy a Retirement Home Sooner
Rather than Later?**



Every day in the U.S., roughly 10,000 people turn 65. Prior to the health crisis that swept the nation in 2020, most people had to wait until they retired to make a move to the beach, the golf course, mountain cabin or the senior living community they were looking to settle into for their later years in life. **This year, however, the game changed.**

Many of today's workers who are nearing the end of their professional careers, but maybe aren't quite ready to retire, have a new choice to make: should I move before I retire? If the sand, sun or mountains are calling your name and you have the opportunity to work remotely for the foreseeable future, now may be a great time to purchase that dream home! **Whether it's a second home or a future retirement home, spending the next few years in a place that truly makes you smile every day might be the best way to round out a long and meaningful career. Let's talk.....!**

I'm available to you via phone call, Facetime, Zoom or on other virtual platforms. Your safety is my #1 priority!

Letter from the Board

Continued from page 1

As you may recall the tennis survey was sent to the community in September along with the ballot to elect three board members. However, the survey results were not available at the October annual meeting so they were published in the November *Willow Works*. Our apologies that the November Letter from the Board focused solely on the budget for 2021. It should have included the survey results.



As you are probably aware our community is supported almost entirely by member dues. Unfortunately, the growing number of homeowners who are behind in paying their monthly dues is forcing your board to take additional steps to collect payments.

If you are behind, please pay them as soon as possible. If circumstances are creating a financial hardship, please call Sabrina Lopez, our property manager, at 303-541-1592. She will be happy to work with you.

— Bob Bartlett

Don't Let Another Year Pass

Make Your Will and Estate Planning Your New Year's Resolution.

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Tennis Talk



By Mary Beth Doerr

If you are interested in playing on a USTA tennis team in Willow Creek, let us know! We have men's and women's teams of different ability levels; each team plays once a week for approximately 8 consecutive weeks during the summer. While the 2021 tennis schedule is unclear at this time due to the pandemic, some teams will likely need additional players this season and others will need players in the future. Willow Creek teams give preference to Willow Creek residents when adding players to our teams. Just email willowcreek123tennis@gmail.com with your name, address, which HOA you live in, cell phone number, and a little bit about your tennis experience. We will introduce you to the captain(s) of the appropriate teams and if they do not have space now, we will add you to the waitlist, so you will be contacted as soon as space is available. (Note: January and February are the most common months teams are looking for new players.)

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Pradera	\$25	550
ALL OF Parker	\$75	7,550
Blackstone	\$25	1,306
Tollgate Crossing	\$25	1,500
Tallyn's Reach	\$25	1,314
Saddle Rock North	\$25	663
Saddle Rock East/South	\$25	1,566
Murphy Creek	\$20	1,400
The Farm	\$10	1,500
ALL OF Aurora	\$145	9,250
Willow Creek 1, 2, & 3	\$35	1,629
Foxridge	\$25	1,000
Hunters Hill	\$10	275
ALL OF Centennial	\$60	2,904
Sapphire Pointe	\$15	800
Founders Village	\$15	2,200
ALL OF Castle Rock	\$25	3,000
Acres Green LONE TREE	\$25	1,053
Colliers Hill ERIE	\$25	1,205

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We have been advertising in the Porchlink newsletters for almost 2 years now. The staff is always professional and pleasant to work with. The newsletter has been very helpful in getting business for our small plumbing company. The ad usually pays for itself each month because so many people use it to get reasonable, trustworthy services.

Michelle Cox

Neighborhood Plumber



Smitty's has advertised with Porchlink over the course of several years and we find the experience seamless. As a seasonal business we often find ourselves with an exceedingly large workload in our day to day processes and we greatly appreciate that we can count on Kerri at Porchlink to touch base with us to ensure we have our ad out. We have worked with other companies responsible for HOA newsletters and found when it came to us the advertisers, our needs were never a priority. The professional working relationship we've exercised over the years with Porchlink has surpassed our needs. We would recommend them to any business looking to get their name out to the community.

Sarah Smith

Marketing Manager for Smitty's Sprinklers



Classified advertising through Porchlink has been pleasant and productive for our small business. We've received a great deal of business in the targeted areas the newsletter reaches.

Valerie Petersen

Petersen Custom Glass, LLC



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Local Site for COVID-19 Testing

On November 2, the Arapahoe County Government opened a new community testing site at Centennial Center Park, 13050 East Peakview Avenue, near the intersection of Arapahoe Road and Peoria Street. The testing center offers drive-up screenings seven days a week between 8:00 a.m. and 6 p.m.

Appointments are not required, but visitors are encouraged to reduce wait times by pre-registering before going to the site. Pre-register at www.tinyurl.co-15238.

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Display ads are business card through full page ads, color or black and white, and include logos and/or images.

Business Card \$70 B&W \$130 Color	1/6 page \$110 B&W \$180 Color
1/4 page \$165 B&W \$230 Color	1/3 page \$230 B&W \$295 Color
1/2 page \$295 B&W \$370 Color	Full page \$370 B&W \$500 Color



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Waste Management's

Recycling/Trash Schedule

☑ Willow Creek 3 trash is picked up on **Monday** each week.

☑ **Recycling** pickup takes place every **second Monday**.

JANUARY	FEBRUARY	MARCH
Monday, January 4 Monday, January 18	Monday, February 1 Monday, February 15	Monday, March 1 Monday, March 15 Monday, March 29
APRIL	MAY	JUNE
Monday, April 12 Monday, April 26	Monday, May 10 Monday, May 24	Monday, June 7 Monday, June 21
JULY	AUGUST	SEPTEMBER
Monday, July 5 Monday, July 19	Monday, August 2 Monday, August 16 Monday, August 30	Monday, September 13 Monday, September 27
Reminder: Trash containers are not permitted to be placed on the curb prior to 5 p.m. the night before pickup. Empty containers must be retrieved by 8 p.m. the day of pickup.		
Waste Management: 303-797-1600		
Recycling items NOT ACCEPTED by Waste Management:		
plastic bags, wrap or film food, liquids yard waste, wood shredded paper electronics clothes, bedding, carpet medical/hazardous waste foam cups, take-out containers or packing material		
Recycling items ACCEPTED by Waste Management:		
aluminum cans tin and steel cans plastic bottles and containers #1 - #7 glass bottles and jars paper newspapers and magazines cardboard and boxboard		



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Community Contacts

Board of Directors:

Email: wc3directors@gmail.com

Community Manager: Sabrina Lopez

slopez@hgmanage.com

Accounting/assessment questions:

accounting@hgmanage.com

Clubhouse Manager: Deanna Mumfrey

Email: wc3clubhouse@comcast.net | 720-933-0785

Clubhouse fee \$35/day, \$10 deposit. Need to complete rental agreement.

Tennis court keys and pool keycards:

Community manager: slopez@hgmanage.com

Perfect Pools (WC3 pool management):

Email the WC III community manager with questions
at slopez@hgmanage.com.

JBK Landscape: 303-751-0192

WC3 landscape and greenbelt maintenance.

Waste Management (trash and recycling) 303-797-1600

Dolphins Swim Team (Willow Creek 3 youth swim team)

Email: swim@wc3dolphins.com

Willow Creek Tennis Club:

Mary Beth Doerr, President | Email: marybethdoerr@gmail.com

Organizes tennis activities for all 3 Willow Creek communities.

Willow Creek Women's Club

willowcreekwomensclub@gmail.com

Arapahoe County Sheriff's Office Non-emergency: 303-795-4711.

The ACSO provides police services under contract with the Centennial.

City of Centennial Information Line: 303-325-8000

www.centennialco.gov

Available 24/7 to answer questions and direct you where to go for help.

District 3 (includes Willow Creek) City Council Representatives:

Mike Sutherland | 303-754-3407 | msutherland@centennialco.gov

Richard Holt | 303-754-3367 | rholt@centennialco.gov

City of Centennial Animal Control: 303-325-8070

South Suburban Parks and Recreation: 303-798-5131

South Metro Safety Foundation: 303-805-0228 | 720-989-2260

Classes offered by this organization include: CPR, Driver Awareness, Teen Crash Avoidance, Super Sitting Babysitting. They also do child car seat inspections.

Website:

WILLOWCREEK3.COM

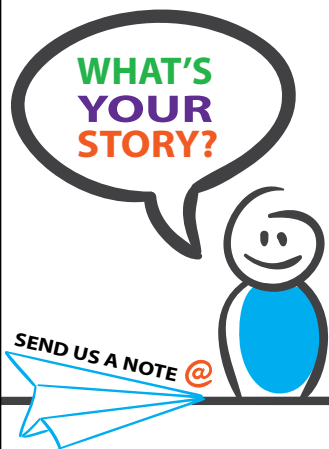
- News, information and updates from the Willow Creek 3 Board of Directors
- Important contacts and links
- Community events & meetings
- Detailed Architectural Control information
- Pool & tennis court info
- Dolphins Swim Team
- Tennis Club • Women's Club • Photos & More

A Note From Your Neighbor...

Volunteer for picking up groceries or medications

Willow Creek resident available to run errands, pick up groceries or medications for senior citizens or anyone else who will need assistance in the coming months of the COVID-19 Pandemic.

For more information or to set up times, please call Claire at 816-213-6445 and leave a detailed message on how I can contact you.



Want to share something in the Willow Works newsletter?

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Glazed Salmon



INGREDIENTS

¼ c. light brown sugar (packed)

¼ c. olive oil

3 tbsp. soy sauce

2 tbsp. lemon juice (freshly squeezed)

2 tbsp. dry white wine (or water)

2 lb. salmon fillets

Lemon wedges

1. Preheat oven to 400 degrees with the rack in the center. Make the glaze: In a small bowl, stir brown sugar, olive oil, soy sauce, lemon juice, and white wine until the sugar has dissolved.
2. Cut salmon into 4 equal-size pieces; arrange, skin side down, in a single layer in a baking dish. Pour glaze over the salmon, and turn to coat evenly.
3. Bake until the salmon is opaque but still bright pink inside, basting every few minutes with glaze from baking dish, 15 to 20 minutes. Serve with lemon wedges.

*Would you like
to advertise
in February?*



KERRI @
PORCHLINK.COM

I. CALL TO ORDER/ROLL CALL

The Willow Creek Homeowners Association No. 3 Board of Directors Meeting was called to order at 6:02 p.m. Board members attending were Aiden O'Shea, Jerry Grant, Bob Bartlett, Fred Kramer, Martin Garrity, Betsy Alexander, and Bryan Zach. Also attending was Sabrina Lopez, CMCA, AMS representing HG Management. The meeting was held via teleconference due to Covid-19 requirements.

II. HOMEOWNER FORUM

The owners present discussed removal of the flag at the pool, the container in the parking lot, adding a shade structure at the pool, DRC concerns and tree limbs down.

III. COMMITTEE & OFFICER REPORTS

A. Landscape: JBK – Reg Craigo provided a report. Final fertilization and pruning were completed. Touch ups will be done in the coming week. Wrapping up winter leaf clean up as well. Questions were asked about service that was delayed. Reg replied that he should have service caught up on Monday or Tuesday.

B. ACC: Jeff Stevens reported hitting a slow time in requests incoming. Discussed split rail fence near Safeway shopping center not being the Associations and looking to the commercial space to repair it. Other areas of fence being owner or Association were discussed with further research on this to be done by HG.

C. Social: Fiona O'Shea - There was nothing to report.

D. Website: Jeff Stevens reported that the website receives about 20-25 hits per day. It is easy to maintain, no issues, it is updated and useful for owners. Jeff will continue to maintain this site.

E. Welcoming Committee: Fred Kremer reported there were 2 new owners in August who will be welcomed this month. Diane to send invoice for costs to HG for reimbursement.

F. Pool: Perfect Pools – Landon Bradbury was not present. Ask to take down flag at pool.

G. Tennis Committee: Mary Beth provided a report in the prior meeting and wanted to know what action is being taken. HG reported the report was provided to the board with no further input, but it would be reviewed again for further direction. Mary Beth reported on the court event taking place on 9/11, with a request from the board to cancel the event as it was not planned accordingly or without notice to them.

IV. MINUTES

A motion was duly made, seconded, and unanimously carried to accept the August 13, 2020 Board Meeting Minutes as amended by the board.

V. FINANCIAL REPORT

A motion was duly made, seconded, and unanimously carried to table the financial statements for the month ending August 31, 2020 for further review. HG to arrange a call to review with Martin, Jerry, Mike and Sabrina.

A motion was duly made, seconded, and unanimously carried to accept the financials for the month ending July 31, 2020 as provided by HG.

The status report from Moeller Graf was provided for review by the board.

The board has requested a comparison of late fees from low to high to determine if the late fee is at the right number.

A motion was duly made, seconded and unanimously carried to accept the audit as provided by EFS.

Recommendations provided by RBC for maturing CD's. The board is not interested in the recommendations at this time as the funds are needed for the tennis court repairs and should be liquid rather than rolled into a CD again.

Water shortfalls within the townhome budget were discussed. Shortfall is 10% over monthly and 12% over the year. With this shortage, snow removal expenses are a concern.

VI. UNFINISHED BUSINESS

A. Tennis Court Improvements – The board discussed the bids presented. A request to meet with Sport Court of the Rockies was made. HG to schedule this.

B. Stump Removal and Landscape at 8291 – HG to review with the board and decide what to do with this area as a whole as the proposed work doesn't seem to cover the entire area.

C. Pavers – Three proposals were presented, there was a request that we obtain a bid from the vendor provided by Martin before deciding.

VII. NEW BUSINESS

A. Leaving Bathrooms Open for Tennis Court Use – The bathrooms will be available for the court users use until mid-October.

B. Annual Meeting, Board Elections and 2021 Budget – Discussion on the Annual Meeting process, terms expiring and presentation of the 2021 Board Approved Budget.

C. Snow Removal – Trigger levels were indicated to be 2" for walks and 3" for drives. Contracts to be provided to the board upon receipt.

D. Melted Snow from End of Alleyway at 8161, 8163, and 8165 E Phillips Cir. – The board to review this area to determine repairs needed.

E. Trees/Shrubs Reported – Review of request to replace the dead tree in Quince greenbelt and remove dead shrub at 8150 E Phillips Cir. Board determined the tree in the Quince greenbelt should be removed but not replaced due to the large tree canopies above. JBK to look at the bush for removal at 8150 E Phillips Cir.

F. Action Outside of a Meeting Ratification – There was no action to ratify.

VIII. CORRESPONDENCE/REPORTS

Homeowner correspondence and reports area included for review by the board as available.

IX. ADJOURNMENT – With no further business to discuss, a motion was duly made, seconded, and unanimously carried to adjourn the meeting at 8:30 p.m.



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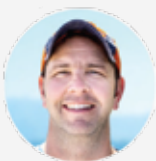
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I. CALL TO ORDER/ROLL CALL

The Willow Creek Homeowners Association No. 3 Board of Directors Meeting was called to order at 6:05 p.m. Board members attending were Aiden O'Shea, Jerry Grant, Bob Bartlett, Fred Kramer, MaryBeth Doerr, Betsy Alexander, and Bryan Zach. Also attending was Sabrina Lopez, CMCA, AMS and Blair Laing representing HG Management. The meeting was held via teleconference due to Covid-19 requirements.

II. HOMEOWNER FORUM

The owners present were allowed an opportunity to bring any items to the board.

III. COMMITTEE & OFFICER REPORTS

A. Landscape: JBK – Reg Craig provided a report indicating that they are doing leaf clean up through December and will blow out the tennis courts.

B. ACC: Jeff Stevens reported that ACC's were slow this month. Updates to the paint color palette is in the works as it should be updated every 3-4 years and it is due.

C. Social: Fiona O'Shea - There was nothing to report.

D. Website: Jeff Stevens reported that the website is regularly updated. Any input on or suggestions should be provided to Jeff.

E. Welcoming Committee: There was nothing to report.

F. Pool: Perfect Pools – There was nothing to report.

G. Tennis Committee: Mary Beth provided a report indicating updates for the tennis club. A check was issued to WC3 from the tennis club in the amount of \$1,752 for use of the courts. The courts were winterized and cans outside of chemical room are full and need emptied and placed in the pool to avoid use of them as they are not being emptied in the winter months. There was also a review of the prior list of noted repairs needed.

IV. MINUTES

A motion was duly made, seconded, and unanimously carried to accept the September 10, 2020 Board Meeting Minutes as presented.

A motion was duly made, seconded and unanimously carried to accept the October 8, 2020 Board Organizational Meeting Minutes as presented.

V. FINANCIAL REPORT

A motion was duly made, seconded, and unanimously carried to table the financial statements for the month ending October 31, 2020 for further review.

A motion was duly made, seconded, and unanimously carried to accept the financial statements for the month ending August 31, 2020 and September 30, 2020 as provided by HG.

The status report from Moeller Graf was provided for review by the board. The board would like to get more aggressive with the collection efforts. Aidan to work with HG to try and get the past due assessments collected..

VI. MANAGEMENT REPORT

The management report was provided to the board. The board would like to see additional updates on items that are completed and/or outstanding added to the management report for the board to keep track of. HG will add back in the items completed section that was previously requested to be removed and ensure any incomplete projects are listed under pending items.

VII. UNFINISHED BUSINESS

A. Tennis Court Improvements – An overview of the tennis survey

was provided. This data will go in the newsletter. The board called for volunteers to sit on a tennis court committee to review the results and to make a recommendation on a scope of work for obtaining revised bids. The volunteers and nominees were Jerry Grant, Mary Beth Doerr, Fred Kremer, Bryan Zach, Betsy Alexander and Fiona O'Shea. The committee was said to consist of 7 members. The prior volunteer list is being considered. It was directed to set a meeting of the committee to begin discussion on a possible scope. The board would like to have an update from the committee at the December board meeting.

B. List of Items from Tennis Committee – This list was reviewed above. With action identified.

VIII. NEW BUSINESS

A. 2021 Budget - Jerry Grant provided a presentation of the 2021 budget. A motion was duly made, seconded and carried with one abstained to accept the 2021 budget as presented. The Single-Family Homes monthly assessment is \$107, and the Townhomes monthly assessment is \$153.

The management company identified the need to provide a copy of the board approved budget to the members as well as a notice of a duly called meeting, to ratify the budget. The notice is required to be mailed to all owners. The board declined this process, indicating they were not required to do this per the documents.

B. Asphalt and Concrete Repairs – Three proposals were provided for repairs and/or replacement of the asphalt in the alley way and additional areas of concrete at 8161, 8163, and 8165 E Phillips Cir. The board would like to review the proposals further to ensure the repair and replace scopes are accurate.

C. Landscape Proposals – Five proposals were presented to the board for review. The board suggested that further review of the scope is completed with a decision made prior to the next meeting.

D. Pool Contract – A motion was duly made, seconded and carried with one opposed to accept the renewal proposal from Perfect Pools to service the pool for the 2021 and 2022 pool season at \$52,000 in year one and \$53,000 in year two. The board would like to have verbiage added to the contract which would allow the contract to be cancelled without penalties should they be unable to open due to health regulations.

E. Quince Greenbelt – The board to conduct a spring walkthrough to determine what improvement can be made to the greenbelt along with other areas.

F. Action Outside of a Meeting Ratification – A motion was duly made seconded and unanimously carried to ratify the acceptance of Brightview as the snow removal provider for the 2020-2021 snow season.

IX. CORRESPONDENCE/REPORTS

Homeowner correspondence and reports were included for review by the board.

X. EXECUTIVE SESSION – An executive session was entered at 9:00 p.m. to discuss legal correspondence and specifics on delinquent accounts. The executive session was adjourned at 9:48 p.m.

A motion was duly made, seconded and carried with one abstained to suspend enforcement of the of the current regulation of the Association, which doesn't allow trucks to be parked on the streets within the community. A legal opinion was obtained and identified that the Association cannot enforce this due to ownership of the streets being that of the City not the Association.

XI. ADJOURNMENT – With no further business to discuss, a motion was duly made, seconded, and unanimously carried to adjourn the meeting at 9:59 p.m.

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