

Riverdale Park Townhomes Association
Board of Directors Meeting Minutes
Wednesday, May 22, 2019
6:00 p.m. – 8:00 p.m. – Regular meeting
Anythink Library
5877 E. 120th Avenue
Thornton, CO 80602

Meeting called to order at 6:00 p.m. by Kara Thuringer. Quorum of the Board of Directors established. Minutes were taken and transcribed by Debra Vickrey.

Board members present: Kara Thuringer, Michael Horowitz, Kristen Lopuson, James Spears and Julia Rogers via phone.

CPMG Staff: Debra Vickrey, CAM, AMS, PCAM - Association Manager

Meeting Minutes: March 27, 2019

- **Motion** to approve the meeting minutes was made by Kristin Lopuson, seconded by Kara Thuringer and passed unanimously.

President's Report: None

Association Managers' Report: Debra Vickrey

- Debra gave an update on daily operations.

Discussion Items:

- **Motion** to approve the Comcast Agreement was made by Kara Thuringer, seconded by Kristin Lopuson and passed unanimously.

Contracts:

- **Motion** to approve the Rocky Mountain Playground Services proposal in the amount of \$2,906.45 to bring the playground up to standards was made by Kristin Lopuson, seconded by Kara Thuringer and passed unanimously.

Financials/Legal:

- **Motion** to approve the March & April 2019 financials prepared by CPMG, subject to audit, was made by Kristen Lopuson, seconded by Kara Thuringer and passed unanimously.

Architectural Requests: None

Correspondences: None

Hearings: None

Homeowner Forum – 7 attendees

- Homeowners discussed issues with the builder not responding to warranty requests.
- General maintenance items were brought to the Board's attention.

Adjournment: 6:45 p.m.

Executive Session: Meeting called to order at 6:55 p.m. by Kara Thuringer. Quorum of the Board of Directors established

- Attorney/Client insurance claim negotiations

Adjournment: 8:00 p.m.

Next meeting: July 24, 2019 at Any Think Library

Board actions between meetings:

- The Board unanimously approved the LandTech proposal in the amount of \$25,344.00 for landscaping improvements.

Minutes approved:

Kara M. Thuringer
Kara Thuringer, President

7.24.19
Date