

PIER POINT VILLAGE TWO HOMEOWNERS ASSOCIATION

Board of Directors Meeting

CPMG Office

2620 S Parker Rd, Suite 105

Aurora, CO 80014

February 23, 2021, 10AM

Board Members

Present: Mary Sebastian, Cynthia Haynes and Zuleika Duhaney

Absent: Karen Reich

CPMG Staff Present: Debra Vickrey, AMS, PCAM, Association Manager

Quorum of Board of Directors established. Meeting called to order at 10 AM. Minutes were taken and transcribed by Mary Sebastian.

Meeting Minutes: February 23, 2020

- **Motion** was made to approve minutes by Cynthia Haynes, seconded by Zuleika Duhaney and unanimously approved.

Homeowner Forum: No non-board members were in attendance

Manager's Report:

- An assessment of Association documents is underway. Inconsistencies found. Permission given by board for lawyer to be consulted.
- Broker shopping for insurance quotes still in progress.
- Reserve Study process has begun.
- Aurora Water Bill Audit—application for audit is still on hold because of Covid.
- Proposals for concrete repairs are being obtained.

Contracts:

- **Landscaping**
 - **Motion** to approve the Rocky Mountain Tree Care proposal in the amount of \$21,675 to trim trees made by Cynthia Haynes, seconded by Mary Sebastian and passed unanimously.
 - **Motion** to approve the SavATree proposal in the amount of \$5,565 for tree care made by Cynthia Haynes, seconded by Mary Sebastian and passed unanimously.

Financials:

Motion to accept the January 2020 financials, prepared by CPMG, subject to audit, was made by Mary Sebastian, seconded by Cynthia Haynes and passed unanimously.

Discussion Items

The Board discussed the following:

- Deck estimations by Manning Construction seemed incomplete. Debra will contact Chad for clarification.
- Land Tech has yet to give estimate on redoing area around 3932 D E and F.
- Bulletin Board to be repaired or replaced but an acceptable estimate has yet to be obtained.
- Waiting on results of reserve study to help determine what structural issues need to be addressed during the year.

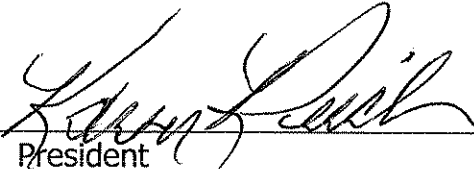
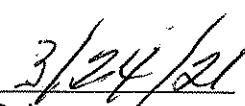
Adjournment: Meeting adjourned at 11:15 AM.

Board actions between meetings:

- The Board approved the architectural request form unit 3890 #C for window and door replacement with the condition they are responsible to repaint any damaged trim from the installation.

Next meeting: March 24, 2021 at 10 AM.

Minutes approved:

 
President Date