

# HOLIDAY NEIGHBORHOOD MASTER ASSOCIATION

Board Meeting  
Wednesday, September 1, 2010  
7:00PM

## Attendees

(grayed = did not attend)

- Dave Secunda – Treasurer
- Michael Klein – Secretary
- Ronnie Pelusio – Vice President
- Aaron Brockett – President
- Tony Martinez – At Large

Buffy – Guest to discuss Kiosk design  
Tracey Pierce – Property Manager

## AGENDA

Cash Position - Through July 31, 2010

Cash in Checking	\$10,651.00
Cash in Money Market	\$13,447.00
Money Market Select	\$35,013.00
3 CD's totaling	<u>\$16,149.00</u>
Total assets	\$75,260.00

## Management Report

1. Down payment sent for kiosk design – Board decided to move forward with the current design sans tailgate. **Next step is for Dave to get the permit.**
2. Crab apple trees treated for disease – increase water times – **Have Davey Tree look at whether they would advise a deep root watering (Tracey).**
3. HB 1359 plus 1-8 policies forwarded to Board – review? Dave reviewed and brought in mark-up for discussion. **Tracey to bring back one smaller change request, double-check the fine schedule and the spelling of Zamia Park to be incorporated**
4. Irrigation check needed North of playground - City said they'll look at it (this is their side of the park)

## New Business

1. Solicit interest for open 2011 Board Positions – **Aaron to provide a note to [holidayneighborhood@yahoogleroups.com](mailto:holidayneighborhood@yahoogleroups.com) . We'll be missing a commercial representative.**
2. Snow removal bid – Ward's Lawn Service – vendor last 2 seasons. Board decided to go with Ward again if per-unit pricing stays the same. Tracey to check.
3. Budget prep items – Send to Tracey (All)

4. There are several new building proposals in the vicinity of the Holiday Neighborhood (one of them is between 16<sup>th</sup> and 17<sup>th</sup> (empty lot) duplexes, town houses, mixed neighborhood) Thistle. Coburn to build for Thistle. Of particular concern though is the lot of the current gas station at Yarmouth and Broadway. The current design is not mixed use. Just residential, low quality, 100% affordable housing. No hearing, no approval process. Cornerstone is the developer. – **Board to brainstorm for any potential Holiday Neighborhood action. Aaron to see if we can actually see the design of what's being planned**

## **Old Business**

5. Billed The Crescent for back dues charges – Back payment is >7K and Jan Stolpe asked for payment plan to be set up. - **Tracey will ask for one-time payment or payment plan with interest. So far no response. Keep open...**
6. Board agrees to give AJ a gift certificate for \$75 for 4580 – **Dave will get the certificate.**
7. Storage of movie sign frame – AJ is still running the movies. Looking for a space to store the frame (**Aaron to find a solution and talk to AJ**)
8. Z Park – ..., still need an update on Aaron to talk to Habitat about the possibility to have the HOA take over/buy the two vacant lots at (e.g. for community gardens). **Aaron did get to speak to someone at Habitat and they seem to have plans to build on the vacant lots by next summer.**
9. **Car Share: Right now the Prius was replaced by an older model Toyota. Dave to write to Boulder Car Share about bringing back the Prius that the original HOA funds were intended for.**

**Next Meeting (emphasis on budget) – October 13, 2010, 7pm.**