

**Mountain Valley Homeowners Association**  
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MINUTES of  
MOUNTAIN VALLEY HOMEOWNERS ASSOCIATION  
ANNUAL MEETING  
July 13, 2017  
Location: Chateau Roaring Fork Conference Room

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The Annual Mountain Valley Homeowners Association Meeting was called to order by Evan Boenning at 4:15 pm at the Chateau Roaring Fork Conference Room on July 13, 2017.

**ATTENDANCE**

A quorum for the meeting was established with a total of 68 properties represented. There were 19 homeowners present representing 21 properties (2 duplex). We have 44 proxies, representing 47 properties (3 duplex).

**MINUTES FROM 2016 ANNUAL MEETING**

Motion to approve minutes from the 2016 Annual Meeting. The vote was unanimous. Minutes from the 2016 Annual Meeting were approved and are posted on our website.

**TREASURER REPORT - Evan Boenning**

Budget reviewed and everything is within budget. There were no major issues raised.

**ARCHITECTURAL AND BUILDING REPORT – Kim Coates**

97 Mountain Laurel Court has submitted plans for expansion. Preliminary plan seems to be within acceptable parameters.

**LANDSCAPE REPORT – Shae Singer**

Runaway Shovel has been hired and has done a great job, within budget. Happy with this change so far.

**MOSQUITO CONTROL – Evan Boenning**

May be another bad year after North Star Preserve flooded during the high runoff. There could be 2 or more weeks of significant activity until things get “under control.”

**OLD BUSINESS – Kim Coates**

New speed bump will most likely be installed on East Lupine in the location of the old temporary bump. Kenny Smith mentioned how dangerous it is as Mountain Laurel Drive merges into West Lupine. He said for all to be conscious and to be aware of the traffic there and the speed one is going down the hill. He also mentioned that the area now has many children and pets. Everyone should exercise caution when driving through this area. We are also looking for other means to slow down traffic on West Lupine and then on Mountain Laurel Drive going up the hill from W. Lupine.

**BOARD OF DIRECTOR ACCOMPLISHMENTS**

- New Landscaper hired: Runaway Shovel
- Newly landscaped area at juncture of West Lupine and Mountain Laurel
- New LED lighting and letter repainting of both main entrance signs
- Beginning of Dialog with County regarding additional permanent speed bumps
- Requesting the County to provide maintenance to cracked blacktop on the roads, and beginning dialogue for future re-paving of roads.

**REQUESTS TO HOMEOWNERS**

Please reduce speed in all areas of the subdivision. Please be diligent about locking cars and being very careful about food, trash, etc., so no more bears need to be removed from the area. Please stay current with contact information so there is a good chain of communication for our subdivision.

**ELECTION OF NEW BOARD MEMBERS**

No new volunteers stepped forward. We may have to go to a nomination system if there continues to be positions that need to be filled.

**COMMENTS**

Please ask RFTA drivers to slow down and stay on the appropriate side of the road. Shae took the opportunity to thank Evan and the rest of the Board for working for the betterment of the community.

**ADJOURNMENT**

Motion to adjourn the MVHOA meeting of July 13, 2017. The vote was unanimous. Meeting adjourned at 5:20 pm to annual party held at Chateau Roaring Fork conference room, catered by Home Team.