

Quail Ridge Homeowners Association Board Meeting
Tuesday, November 12, 2013

Members Present	Robert Rivera, Phyllis Newby, David Zalone, Angie Beiderbecke, and Scott Dubé Property Manager, Weststar Mgmt. Corp.
Members Absent	Andrea Pellicori, Chris Easton, Jeremiah Adams,
Call to Order	Robert Rivera called the meeting to order at 6:30pm
Approval of Association Documents	The Board approved the October 8,2013
Homeowner Forum	None.
Business - Completed	• Identification flags for fire hydrants completed • 2014 Colorado policy regarding condo owners allows a 6 month payment plan for owners delinquent on association fees
Old Business - Pending	1. Proposal from Keesen on community landscaping and tree removal received. 2. Handyman for Quail Ridge community 3. Information on FHA requirements for a home loan 4. HOA Declaration thirty two (32) signatures 5. Siding and building repair starting with Bldgs.7,8,9 6. Pine tree removal Bld.2-110 getting bids 7. Thirteen (13) window well covers
Discussion Items	1. HOA Declaration, the board, discussed the possibility of another meeting for discussion and concerns with homeowners in 2014 2. Landscape committee received one bid on tree trimming and removal of dead trees, two more bids needed 3. Final issues with Management Resources (JSN) are being resolved 4. Bids needed on water damages to Bld.8-108,109 and Bld. 2-105 5. Water leakage through window wells in many units due to Sept. rainstorms 6. Repairs needed on buildings and foundation 7. Six ARC requests reviewed and responded to
Financial Report	Unaudited Oct,2013 budget report reviewed
Adjourn	Meeting adjourned by Robert Rivera at 7:35pm
Next Meeting	HOA meeting Tuesday, December 10, 2013 at 6:30pm in the Clubhouse.