

RIVER ROCK CONDOMINIUM ASSOCIATION
ANNUAL MEETING
JANUARY 22, 2009
MINUTES

CALL TO ORDER:

The Annual meeting was called to order at 6:45 p.m. A quorum was established.

APPROVAL OF MINTUES:

It was moved and seconded to approve the 2008 Annual meeting minutes as presented. Motion carried unanimously.

TREASURER'S REPORT:

The Board reviewed the 2009 budget with the owners in attendance. A few questions about individual line items were asked and answered by the Board. It moved and seconded to ratify the 2009 budget as presented. Motion carried unanimously.

PRESIDENT'S REPORT:

Michael Heuerman reviewed several of the projects done by the Board over the past year and they were as follows:

Painting of all buildings

New lighting in the complex

New iron fence installed along Willow St.

New push button locks installed at each walking gate

ELECTION OF DIRECTORS:

The Board announced that two positions were up for election and called for nominations from the floor. It was moved and seconded to nominate Gina Liggett and Ellen Grosso. Motion carried unanimously. It was moved and seconded to close nominations. Motion carried unanimously. Gina and Ellen were voted by acclamation. Each will serve a two year term.

HOMEOWNER'S FORUM:

An owner present stated that kids are jumping the fence and coming onto River Rock property and some things have been stolen from patio's etc. The Board encouraged anyone who sees anything suspicious to call the Arapahoe County Sheriff.

An owner present asked if names were being added to the gate. The Board stated that they are being added and anyone who moves in and needs their name in the gate should contact Nikki at Weststar Management.

An owner requested that the Board look into recycling for the community again.

An owner present stated that there is an ongoing problem with a large drain in the parking lot by building 10. The Board will look into the matter.

An owner present stated that there is still a problem with residents parking in other resident's parking spaces. If you see this happening, do not hesitate to contact the tow company to have the car removed.

An owner was present to discuss noise issues between units. The Board stated that there is little or no insulation between the units therefore the sound travels freely between. If the noise is get excessive the Board encourages owners to contact the police, but if its normal day to day noise the Board would like the units to work something out between them and if it cannot be done that way then contact management who can send a letter.

An owner reported that snow piles are taking up some of the parking spaces. The Board will ask the plow company to do a better job in placing the snow.

An owner present reminded everyone that there is a speed limit in the complex and it should be followed as many residents are driving extremely fast in the area.

ADJOURNMENT:

There being no other business to come before the owners, the meeting was adjourned at 7:45 p.m.