

STAPLETON FILING 2 TOWNHOME ASSOCIATION, INC.

April 9, 2013 Board of Directors Meeting Minutes

PRESENT: Bruce Albright and Mary Ellen Lederman – Board of Directors

Cary Miller – Absent

Ricardo Lases – Weststar Property Management, Property Manager

Due to scheduling conflicts and/or no quorum there were no meetings for February and March 2013.

1. **CALL TO ORDER:** The Board of Directors meeting was called to order at 5:31 p.m. at the Backstage Coffee Shop, 1000 14th St., Denver, CO, 80202. A quorum was established.
2. **HOMEOWNER FORUM & HEARINGS:** No items were brought forward.
3. **APPROVAL OF JANUARY 23, 2013 BOARD MEETING MINUTES:** The meeting minutes were reviewed. Mary Ellen made a motion to approve the January 23, 2013 board meeting minutes. Bruce seconded. Motion carried unanimously.
4. **REVIEW CURRENT FINANCIALS:** The Board reviewed the financial statements for the period ending March 31, 2013. Bruce made a motion to approve the financial statements for the period ending March 31, 2013 pending an audit; Mary Ellen seconded. Motion carried unanimously.
5. **UNFINISHED BUSINESS:**
 - a. **Additional Items from the Board:** No additional items were brought forward
6. **NEW BUSINESS:**
 - a. **Flicker Control Application:** The Board reviewed the application to be submitted to the Department of the Interior U.S. Fish and Wildlife Service to remove the flickers from the association. The deadline to remove the flickers is May 15, 2013 before nesting season. As soon as a company is found that can remove the flickers, the prices will be submitted to the board for approval. The board was informed that even with this permit there are several pest control companies that are not willing to deal with the removal of the flickers.
 - b. **Awning Request – 7960 E 29th Ave:** The Board reviewed the request form the owner at 7960 E 29th Ave for the installation of an awning. Bruce made a motion to approve the installation of the awning as long as the color is neutral and the posts must match the color of the railing. Water should not affect adjacent units during the rain/snow seasons. Mary Ellen seconded. Motion carried unanimously.
 - c. **Additional Items from the Board:** No additional items were brought forward
7. **CORRESPONDENCE:** Reviewed and no additional questions.
8. **ADJOURNMENT:** There being no further business the meeting was adjourned at 5:52 p.m.