

STAPLETON FILING 2 TOWNHOME ASSOCIATION, INC.

June 10, 2014 Board of Directors Meeting Minutes

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

Ricardo Lases – Weststar Management, Community Manager

Gene West – R.B.C.

Gene West from R.B.C. was present to talk about the CD accounts of the community. Mr. West gave a very detailed explanation of the current CD accounts of the community and when they are due. He recommended to the board to invest in mortgages as well as in CD accounts.

1. **CALL TO ORDER:** The Board of Directors meeting was called to order at 6:07 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 MAY 13, 2014 BOARD MEETING MINUTES:** The meeting minutes were reviewed. Mary Ellen made a motion to approve the May 13, 2014 board meeting minutes. Cary seconded. Motion carried unanimously.
4. **REVIEW CURRENT FINANCIALS:** The Board reviewed the financial statements for the period ending May 31, 2014. Bruce made a motion to approve the financial statements for the period ending May 31, 2014 pending audit; Mary Ellen seconded. Motion carried unanimously.
5. **UNFINISHED BUSINESS:**
 - a. **Concrete Repairs Proposals:** The Board reviewed the proposals submitted by CCS (Colorado Concrete Solutions), PST, and ASAP Asphalt & Concrete for several concrete repairs needed throughout the community. These proposals were anywhere between \$10,074.00 and \$22,519.00. The board inspected the units and it was decided that it was in the best interest of the association to proceed with all repairs as proposed by the contractors, as well as adding a few other addresses that were not included on the proposals. Mary Ellen made a motion to approve the proposal as submitted by PST; Bruce seconded. Motion carried unanimously.
 - b. **Additional Items from the Board:** No additional items were brought forward
6. **NEW BUSINESS:**
 - a. **2014 – 2015 Insurance Policy Proposals:** The Board reviewed the proposals submitted by Anderson Ban Insurance (current agent), and Peliton Insurance. Both agents seek out to several carries (Travelers, American Family, Seneca, etc.). Bruce made a motion to continue with Anderson Ban as agent and Travelers as the carrier for the premium coverage; Cary seconded. Motion carried unanimously.
 - b. **Additional Items from the Board:** No additional items were brought forward
7. **CORRESPONDENCE:**
 - a. **2816 Syracuse Ct Request:** The board reviewed the request from 2816 Syracuse Ct for the installation of a security door. Upon motion duly made and seconded the request for the installation of a security door was approved as long as the security door is black or complementary to the building. Motion carried unanimously.
8. **ADJOURNMENT:** There being no further business the meeting was adjourned at 6:41 p.m.