

# Jackson Lake Property Owners Association

25402 County Rd 3, Weldona, CO 80653

March 17, 2018

Meeting Called to Order at 9:07 am

Board Members in Attendance:

President —	Danny Hoff	Maintenance	Marvin Peska
Vice- President -	Bob Butts	1 <sup>st</sup> Director at Large	Jim Jacobsen
Treasurer	Teddi Davis	2 <sup>nd</sup> Director at Large	Don Koch
Secretary	Sheryl Illig		

Minutes

Presidents Report

The HOA monthly meetings will now be held the 2<sup>nd</sup> Saturday of every month at 9 am. Making the next meeting will be April 14, 2018 at 9 am.

Trash removal will be once a week on Friday starting April 6<sup>th</sup>. There must be working lights and lot numbers on all golf carts. Although no lights required for driving during the day.

The mosquito spraying will start next month throughout the summer & every 21 days thereafter throughout the summer. The dead trees were trimmed on March 13, at a cost of \$2000. This amount was approved last year.

The rolloff will be delivered on May 18<sup>th</sup>. It will be in place until it's full. If needed, there will be a second one delivered.

Any lots that have dues owed will have a lean filed on the 2<sup>d</sup> week of the 3<sup>d</sup> month.

Don Koch was put on weed patrol starting in a couple of weeks.

Treasurer Report

We have 2 CD's maturing, they will be reinvested at an 11 month rate because of a special we will get 1.78% the balance right now is about \$5000. We have retained Michael Bates as our CPA for 2018. Profit and Loss & Balance Sheet up to today have been printed but will not be released until Michael Bates has finished his work, which will be completed by Tuesday (3/20/2018). No material business. There was one exception, when moving bank accounts for my signature, another account was found with \$2200 that has not been on the balance sheet we will have that added on the next balance sheet. There is no known date for opening the account. At least more than 2 years old. Good thing, it's a positive not a negative.

There was a motion made to accept the minutes and seconded.

Teddi stated that she would like to have Quickbooks put online so she doesn't have to travel from Denver every time that there is an entry to be put into it. She is going to pay the initial cost and that if at a later time, and there is another Treasurer wants to remove it and place it back on the computer it can be done. It is much more secure to have it online than on a private machine. Another reason for the online Quickbooks is for the audit. Michael Bates does not do audits, only straight accounting. This will keep the books up to date and protect our association.

## New Business

As of today, there has been no one sign up for Fun Day. Bob Worthman signed up for the food only. Bob Worthman stated that if no one signs up we will have a Family Fun Day with a barbeque, tug of war and horse shoes and give out gift cards instead of the small prizes that have been given in the past. Teddi still wanted to do the trinkets, because they break easy. Bob Worthman said that he is hearing from the parents that they use them for one day and they go in the trash. Little kids don't understand gift cards and like the trinkets. Teddi stated that the trinkets is what made it fun for her grandkids. We just need to find someone that will do the fun day.

The roads is the next item on the agenda. The road needs to be resurfaced entrance to the boat ramp and around the corner of the clubhouse. Have only gotten a bid from Hodap for \$9,950. Nathan Valdez lot 215- stated that if there is more and more base brought in, it only brings the top of the surface higher, he has already had to put in railroad ties to keep the road from going into his property. It was decided that it had to be clean roadbase with no nails and/or screws in it and not the black tarry stuff that has been used from the railroad. It was decided that it was a board decision with the input of the association. Teddi moved that we make sure what the roadbase would consist of and move forward when everyone is happy.

Sherry Parker Lot 199 — Has contacted an attorney and read about what he said and the letter that she wrote to him about the people using the cement pad by her house. On July 4<sup>th</sup>, she stated that there was an elderly woman and a child that was sitting on her table and refused to leave, interacting with her grandchildren and getting into her face and saying that she didn't have to leave. Pam Lehman stated that the elderly woman was her mother and grandchild were the ones that were sitting on the table and even offered to leave and she told them that it wasn't necessary. Also that people are taking her tables off of her porch and leaving their trash all over the place and she has to clean it up. What she wants out of this is to put a fence up from the wooden fence at the edge of the beach to the cement wall so that no one could walk on her property. The board and the attendees of the meeting went over and surveyed her request and decided that part of what she is complaining about is actually ditch and greenbelt property. It is stated that 15 ft from high water belongs to the ditch company and greenbelt. It was finally decided to get the attorneys involved and that will help settle the matter. Danny made the motion to have the attorney to look at the situation about the easement and was seconded, it was passed by yeas, there was 1 nay.

Meeting Adjourned at 9:55 am