

**Peppertree Homeowners Association**

**Board Meeting Minutes**

**Wednesday February 12, 2014**

Present: Charlie, Jeff, Jan, Maggie

Absent: N/A

**1. Treasurer's Report**

- The HOA registration has been renewed with the State and the associated taxes have been paid.
- The HOA financial reserve is at approximately \$10K, which is a reduction of almost \$2K compared to 2013.
- The 2014 HOA fees are expected to remain at the 2013 reduced level.

**2. Annual Meeting**

- The annual HOA meeting will be held on or around May 14, 2014. Charlie will contact the Niwot Grange for availability. Notice will be provided to residents at least 15 days prior to the meeting.

**3. New HOA Legislation**

- DORA has issued new HOA legislation that will be adopted, as required, by the Peppertree HOA.
- Provisions include a requirement to establish a collection policy for late payers and are likely to require an amendment to the HOA bylaws.
- Charlie will contact DORA to confirm the applicability of the new rules to our small HOA.

**4. Recent Requests or Complaints from Homeowners**

- None have been submitted to the HOA board members for resolution since the last meeting.

**5. Next Meeting**

- March 12<sup>th</sup> at Charlie's house.