

# TrailMark Homeowners Association

## BOARD of DIRECTORS MEETING

### AGENDA

January 14, 2025 – After the Annual Meeting

Falcon Bluffs Middle School 8449 S. Garrison Street, Littleton, CO 80128

---

#### I. CALL TO ORDER

Board Members: Board Members – Ken Colaizzi (President), Arwen Vaughan (Vice President), Tonya Sloan (Secretary), Phil Kinney (Treasurer), Dave Soule (Member at Large)

Westwind Management Group, LLC Representatives Roxanne Chaparro, CMCA®, AMS Association Business Manager

#### II. APPROVAL OF MINUTES – September 10, 2024

#### III. MANAGEMENT REPORT

- a. Management Report & Action Items List
- b. Additional Reports (Work Orders, DRC, and Compliance Log)

#### IV. FINANCIAL REPORT

- a. November and December 2024 Un- Audited Financials

#### V. COMMITTEE REPORTS

- a. Design Review Committee – Tonya
- b. Communication Committee – Arwen
- c. Common Area Committee – Phil/Dave
- d. Social Committee - Ken

#### VI. OLD BUSINESS

- a. None

#### VII. NEW BUSINESS

- a. Board Code of Conduct Forms for New Board (Ken)
- b. FinCEN ID Numbers Turned in and TMHOA is in Compliance (Ken/Roxanne)
- c. New Paint Colors Are Now in Effect (Ken/Arwen)
- d. Holiday Lights and Displays Down by February 1<sup>st</sup> (Ken)
- e. Brief Update on New Shea Homes Near Fire Station (Ken)

- f. Parking Complaints and Basketball Hoops in Street (Ken)
- g. Sprinkler Project at TrailMark Park belongs to South Suburban Parks and Recreation (Ken)
- h. Ratify Email Votes (Ken)
  - 1. Collection Resolution Form Account 95874
  - 2. Collection Resolution Form Account 95840

**VIII. HOMEOWNER OPEN FORUM**

- IX. ADJOURNMENT** – Next Meeting- Annual Meeting March 11, 2025, 6:00p.m. at Falcon Bluffs Middle School Library

**X. EXECUTIVE SESSION**