

**BOARD OF DIRECTORS MEETING
TRAILMARK HOMEOWNERS ASSOCIATION, INC.
AUGUST 9, 2010
MINUTES**

PRESENT

Karen Millspaugh
Lesa Rangel
Michael McMahon
Wayne Lupton
Doug Filter

ABSENT

I. CALL TO ORDER

The meeting of the Board of Directors of the Trailmark Homeowners Association was called to order at 6:32 PM at the Trailmark Child Care Center, 9743 S. Carr Way. Dennis Shirilla, Community Manager, representing Hammersmith Management was also present.

II. HEARINGS

A. 9530 & 9536 S. Everett Way – Cottonwood Trees – The homeowners were present to discuss the potential removal of cottonwood trees causing problems with roots and suckers spreading onto their property from cottonwood trees on Association property. The homeowners presented research supporting their request to have the trees removed as a nuisance, which could potentially damage the retaining wall bordering the Association as well. After consideration of the information, it was moved by Wayne Lupton, seconded by Karen Millspaugh, to cut down the cottonwood trees in question. Motion was carried. Board member Lupton will meet with Colorado Lifestyles to review the work to be done to prepare a proposal.

B. 9972 W. Athens – Paint Appeal – The homeowner was present to appeal his selection of paint colors previously denied by the DRC, citing photos taken of other homes in the community with similar paint schemes. The Board reviewed the information and determined that further research was necessary, and requested that the homeowner email his photos to the Manager, who would distribute to the Board. The Board made no decision pending further review and investigation of the photos, and a new submittal of colors.

C. 9005 W. Freiburg Place – Weeds – Homeowner was not present. Weeds continue to be an issue at this property. The Board recommends that the next letter be sent.

D. 9184 W. Finland Drive – Weeds - Homeowner was not present. Weeds continue to be an issue at this property. The Board recommends that the next letter be sent.

E. 9879 S. Field Way – Weeds – Homeowner was not present. Weeds continue to be an issue at this property. The Board recommends that the next letter be sent.

F. 9662 W. Belfast – Paint – Homeowner was not present. The home has been found to be in need of painting. A letter will be sent.

G. 9505 S. Flower Way – Pine Needles – Homeowner was not present. The Board decided to take no action on this matter, and requested no more violations be issued for this issue.

H. 9652 S. Dudley Way – Dying Lawn - Homeowner was not present. The Board directed the Manager to send a first fine letter. The letter will be sent.

I. Board member Wayne Lupton recommended review of the current procedure for scheduling hearings. The Manager will research and present information at the next Board meeting.

III. CHECKS – Checks were presented for signature. All were signed with the exception of Colorado Lifestyles. The Board requested the Manager to research why the WeatherTRAK installation invoice for \$5,399 exceeded the proposal of \$5,029. In addition, the invoice also included a bill for \$311.75 that is the responsibility of South Suburban. The Manager will also research the payment history with South Suburban to make sure that they have been properly billed back for work done on their behalf. The Manager will research and inform the Board of his findings.

IV. ADJOURNMENT

There being no further business to discuss the meeting was adjourned at 8:42 PM.