Franklin HOA Meeting

April 14, 2002

Present:
Amanda Tressar (President), Kirk Samsel (Vice-President), Stefan Wenger (Treasurer), Michele Hendrickson (Secretary), and Janette Wenger

Date Raised	**Issue**	**Expected Outcome**	**Activities**	**Person responsible**	**Date Due**	**Progress**
1/13	Satellite Dishes	A policy concerning satellite dishes.	Rules have been established regarding satellite dishes.	HOA Board	Now	Please refer to attached document regarding rules.
4/14	Security Doors	A policy concerning security doors.	Rules have been established regarding security doors.	HOA Board	Now	Please refer to attached document regarding rules.
4/14	Management company contract	Decision to renew contract with Colorado Management Specialist.	The HOA Board voted to remain with CMS. The board discussed the need for improvement in the area of communication on behalf of CMS. This will be addressed with the staff of CMS.	HOA Board	Now	

11/4	Exterior Warranty Items	To compile a master list of items needing to be addressed by Gardner Co. and IPS.	-A property walk through will be done to form a list of items to be repaired along with a date request for completion. -A photo will be taken and placed with the inspector's report concerning the firewall in 1633. This will be addressed to Vern. -Farther investigation is being done concerning the potential grading problem on the south side of the building. -E-mails will be sent by Kirk to certain homeowners to confirm that Vern has completed certain punch list items that cannot be seen from the street. -A letter is being prepared to send to Jack Gindi and Vern summarizing the remaining warranty items to be resolved.	HOA Board	4/15	Vern has inspected the firewall in 1633 and agrees with the inspection report that work needs to be done. He has said he will be scheduling repairs with David and Sissy in the near future.
1/13	Finances	To provide Stefan with all the treasurer's paperwork.	-All budget information and related materials were given to Stephan. -Stefan will be resolving the overpaid dues issue in the next month and contacting all homeowners who experienced this problem.	Kirk and Amanda Stefan	4/14 5/12	

4/14	Pet concerns	A policy concerning pet waste.	The HOA Board requests that all pet owners take their animals out in back to relieve themselves. This request is made due to the corrosive damage it is causing to the sod.	HOA Members	Now	
4/14	Alley light sensors	A solution to improving sensors.	The sensors for 1605 and 1633 are malfunctioning. Kirk is looking into how to improve/repair these sensors.	Kirk	5/12	
4/14	Personal property out by garages	To clear back of personal property.	The HOA Board requests that all homeowners remove any personal property from the back. (i.e. potted plants, boxes, etc.)	HOA Members	Now	
3/10	Roof/Painting estimates	To gather estimates for future projects including painting and roofing.	Mike Epple contacted several roofers and painters, all of whom were unwilling to visit our property and provide free estimates for repairs that would not be needed in the near future.	Mike Epple	4/14	
3/10	Spring clean-up day	To set a date for clean-up and social time for the Franklin Town home Association.	The date of May 5th was chosen. Trash pick-up and partying are the activities. Details to follow.	Mike and Stefan	5/5	
4/14	Additions to exteriors of building/propriety	To maintain a consistency of the outward appearance of the building/property.	Have all additions to the exteriors of the building/property approved by the HOA board.	HOA Board	Now	

*** A very big THANK YOU goes out to Reed for all of his loyalty to the HOA Board. His hard work in the past is much appreciated along with all the things he continues to do for our community. We miss him already!**