Cherry Hills Homeowners Association Meeting Minutes March 3rd, 2025

Opening Comments

Nestor called the meeting to order on 3/3/2025 at 6:30 at Holiday Inn Express. This is a regularly scheduled board meeting.

Roll Call: Present was Brian Kitt, Sandi Hansen, Nestor Feliciano and Kory Delkamiller

Brian stated that we do have a quorum present.

Visitors: Kim Kitt and Dave Hansen

Secretary's Report

Brian read the report from February. Sandi made a motion to approve. Kory seconded. Report Accepted.

Social Committee Report/Welcome Committee

No update

Cleanup Committee Report.

No update.

Communications Report

3 phone calls, 2 emails on bills, Brian took care of 2 calls, Sandi took care of third. Sandi made a motion to approve. Kory seconded. **Report Accepted.**

Legal Report

Nestor talked about the lawsuit for Holland. Kory made a motion to approve. Sandi seconded. Report Accepted.

Grounds Report.

Fresh Cut Lawn and Landscape landed the bid for getting rid of Junipers and Shrubs. They have started the job, and expect to be done soon. No update on City cleanup. Sandi made a motion to approve, Brian seconded. **Report Accepted.**

Treasurer's Report

There is currently \$36,018.27 in checking. \$30,467.15 in CD. There is \$8,503.77 in A/R. Late payments have all been applied. We talked about liens and small claims on those that are unpaid. Kory's coworker isn't going to be able to do the book keeping, so we need to look for a different book keeper.

Sandi made a motion to pay attorney for cleanup of prior attorney's mistakes. Kory seconded. **Motion Approved.** Sandi made a motion to pay Mutchie Tree Service early to get discount. Kory seconded. **Motion Approved.** Kory made a motion to accept. Brian seconded. **Report accepted.**

Covenant's Report

Brian sent 1 letter for the trailer on Nebraska avenue, no other covenants related business. Dave talked to the City about compliance issues on this, and they will send a letter. Kory made a motion to approve. Sandi seconded. **Report Accepted.**

Old Business

Dave had lights in all wreaths, except 3. We need to find 3 more sets of lights.

New Business

We need to get notices out for the annual meeting around April 23rd.

We need to get a newsletter out as well. Everybody should get articles to Brian by April 15th.

We talked about getting professionals in to do a mass planting on all islands and entrances to really 'freshen up' the neighborhood.

For OCCP the total donation of time was \$44,500, for NW area only, it was \$20,200. Dave gave an update on speed bumps, he is working on getting that lined up with the city.

Dave suggested announcing monthly board meetings on Next Door and maybe putting up signs for monthly board meetings.

Next meeting April 1st, 2025

Kory made a motion to adjourn,	Sandi seconded.	Nestor adjourned	the meeting at	7:08 PM.

Minutes respectfully submitted by Brian Kitt, Secretary.

Brian Kitt, Secretary	Dated		
	_	_/	/2025
Nestor Feliciano, President	Dated		,
		/	/2025
Signed:			
Minutes approved by: Cherry Hills Association Board of Dire	ectors		
Minutes respectfully submitted by Brian Kitt, Secretary.			