

Broadway Commons Townhomes  
Annual Meeting Minutes  
July 8, 2015

In attendance Pamela Nixon-Hartje, Thyria Wilson, Kathleen Stone, Lyndsey Skatberg, Katie Heidman, Mandy Shephard, Amy Barlow, Shannon McCarthy HOA Manager.

Absent: Jesse de la Cruz, Janice Thielman, David Brown, Jose Santiago (2)

I. Call to order at 6:00 pm:

II. Financial report.

Shannon read the financial report.  
No 'out of the ordinary' expenses.  
Operating balance as of May 31 2015. \$5,591.32  
Reserve: \$13,336.69

III. Old Business:

- 1) Tuck pointing was completed
- 2) Porches were completed

IV. New Business:

- 1) Common area trees need trimming.
- 2) Lyndsey Skatberg's fence needs mending
- 3) Once the porch decking is sufficiently dry they will be treated
- 4) The idea was brought before the group as to installing gates between back yards for access when projects need to be done in the back area. After discussion, no decisions were made
- 5) Painting of the sandstone ledges.
- 6) Gutter cleaning and repair or replacement
- 7) Replace the fence along 6<sup>th</sup> ave. with stone or new wood. The end unit owners would pay for a gate to be installed in their back yard for 6<sup>th</sup> ave access.
- 8) The stones along the Delaware walk to be replaced with brick to better match the Cherokee side
- 9) Replace or repair the walk along Cherokee to eliminate the tripping hazard.

The group prioritized the list to 1) Walk along Cherokee, 2) Gutter along front, 3) Tree trimming, 4) Replace rocks with bricks, 5) 6th ave fence replacement.

V. Next meeting: TBD

VI. Adjournment