



MAPLE VALLEY HOA – MEETING MINUTES FROM ANNUAL MEETING HELD  
JANUARY 18TH, 2020 AT WESTWOODS COMMUNITY POLICE STATION

- I. INTRODUCTION: The residents greeted one another, enjoyed spiced tea and cinnamon rolls and were given a copy of the agenda, budget and expense tracking accrual.
- II. CALL MEETING TO ORDER: Bonnie Thompson called the meeting to order as acting President.
- III. FINANCIAL REPORT – TREASURER: John Ford, the treasurer created the Budget Summary and the Expense Tracking Accrual that were reviewed at this meeting. Below are the noted expense items discussed:
  - A. In the next 2 to 3 years, the community fence at entry will need to be painted and some of the brickwork is cracking and will need to be repaired.
  - B. Some of the trees at the entrance to the community need to be replaced – one of the community members may have a connection with local nursery.
  - C. The water valve of the sprinkler system controls is located on the north side of 69<sup>th</sup> Place and the line may need to be reviewed. Approximately 10 years ago, the landscaper added the line under the street. With the road/street work being completed, this may become an issue and may need to be adjusted.
  - D. The HOA budgets a \$1,000 surplus to keep as a “reserve fund” for projected expenses. We may want to consider a small increase in dues in 2021.
- IV. OLD BUSINESS
  - A. Sign Painting – Thank you to the Glenn and Bonnie Thompson for painting our signs this past year!
  - B. Neighborhood Website – Our neighborhood website has been renewed.  
[www.MapleValleyNeighbors.com](http://www.MapleValleyNeighbors.com) The website includes current and past newsletters, forms, HOA Documents, local info, and a discussion board. To sign-up, go to the website listed above - on the right is a box "Membership" press "Request membership access" and follow the instructions. It takes about 2 minutes total. Very easy. For more info please email Bonnie Thompson at [bonneglen@aol.com](mailto:bonneglen@aol.com).
- V. ACC REPORT – Architectural Control Committee with Ken Charles, David Crawford & Rex Snyder as board members.
  - A. Ken Charles, David Crawford & Rex Snyder as well as other HOA members reinforced the fact that in order to change the exterior of the homes in the community, you must submit an application for review by the ACC and that specific standards must be met.
  - B. Many residents have not been submitting an application when painting the exterior of their home. The ACC and other HOA members stressed the importance of this process and confirmed that an application for approval must be made prior to commencement of work.
  - C. There was mention of a specific home that removed a window on the front exterior of the home. This is not permitted in Maple Valley as per the By-Laws and restrictions. The ACC has been in contact with the owner to resolve this issue.
  - D. Trees throughout the neighborhood. Some are getting older and in need of replacement. Should guidelines be enforced for the replacement of these trees?

VI. WELCOME COMMITTEE - Please welcome Ali Young. She and her family were new to Maple Valley in 2018 and she has kindly agreed to head up the Welcome Committee. She has delivered "Welcome" baskets to our newest neighbors. Thank you Ali.

VII. NEW BUSINESS

- A. Annual Dues Increase – It is anticipated that we may need to raise our annual dues as landscape maintenance, possible sprinkler issues and general costs have increased. A 10% increase is the maximum according to our By-Laws.
- B. 2020 Member Election - Please welcome Bonnie Thompson as President of the HOA. At the end of 2019 she started as acting President. She was voted in as President for 2020. A big "Thank You" to John Ford, who will continue as Treasurer of the HOA. Kristen Danzig will continue as Secretary.
- C. 2020 Landscape Committee, 2020 Garage Sale Committee and the "30 year Anniversary Celebration" Committees are still in need of Committee Chairmen – Please contact one of the board members if you wish to chair these committees.

VIII. OTHER TOPICS FROM THE FLOOR

- A. Street condition- No work has been completed to date. If someone with an engineering or road construction background would like to help facilitate communication with the City of Arvada engineer, please contact Kristen and she will give you the limited information we have. If the matter lingers too much longer, it is sure to be forgotten by the City.

**B. 2020 is Maple Valley's 30<sup>th</sup> Anniversary - Are residents interested in organizing a BBQ?**

\*\*\*\* THIS MEETING TOOK PLACE PRIOR TO COVID-19. DUE TO THE CIRCUMSTANCES THE COMMITTEE EVENTS HAVE NOT BEEN SCHEDULED AND THE CELEBRATION BBQ HAS NOT BEEN PLANNED. WE ARE HOPING THAT THIS WILL CHANGE SOON. WE HOPE YOU ARE SAFE AND HEALTHY.

Kristen