

DIAMOND RIDGE ESTATES HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

NOVEMBER 19, 2007

CALL TO ORDER

The meeting was called to order at 7:00 p.m. Board members in attendance were Peggy Cottrell, Al Link, Steve Knight, and Kevin Raasch. In attendance for MSI was Kathi Burdess.

OPEN FORUM

843 Diamond Ridge Circle – Kathi reported that she had spoken with Dan Conroy prior to the meeting, and that a letter had gone out to the homeowner regarding several items such as:

- Trash
- Mowing
- The color palette
- Plan deviation

Kathi stated that the homeowner had responded and taken care of the trash issue. The color palette was in the process of being picked. The homeowner requested a letter from the Board requiring him to mow the area, since it is a wetland area, and stated that he is following the plans and Kathi let the Board know that she had informed Dan of this and that Dan would be looking into the matter the next day and would get back to her with a response.

APPROVAL OF MINUTES OF PRIOR MEETING

Steve made a motion, which Kevin seconded, to approve the minutes from the October meeting as presented. The vote was unanimous.

COMMITTEE REPORTS

Recreation Committee – No new information.

Architectural Control Committee – There was nothing new to report.

Landscape Committee

- 1653 Moonstone Lane – This owner is in the process of putting in his landscaping as the weather permits.
- 1745 Moonstone Lane – This owner is in the process of sodding, as well as putting in trees.
- 6633 Diamond Ridge Parkway – This owner needs to screen the trampoline with trees.
- 1246 Diamond Ridge Circle – This owner has moved their trampoline. Al will check to see if it is properly screened.
- 590 Sapphire Drive – This home needs to be researched to see if a letter was sent regarding their swing set.

- 6763 Diamond Ridge Parkway – This owner needs a letter regarding the swing set being removed.

Social Committee – Angela Strickler has volunteered to head the Committee, as the current head has resigned. So far there has been no location reserved for the Christmas party; therefore, it will not be held this year.

MANAGER'S REPORT

Financials – There was one question on what the \$81.07 in postage was, as well as the weed/fertilization payments. Kathi stated that she would check those and get back to the Board.

Delinquencies – The Board requested that one homeowner be turned over and wanted to discuss the Delinquency Policy and why it did not appear that things were moving as they needed to. Kathi stated that she would check on this and get back to the Board.

Covenant Violations – Nothing new to report at this time.

OLD BUSINESS

Suburban Waste Credit Adjustment – Kathi stated that she had spoken with Suburban and that they had credited the entire amount to the Association, and that she was waiting to see the next bill to determine if the Association owes any money to Suburban.

Budget – The Budget was reviewed and discussed. The dues will go from \$273.00 per quarter to \$281.00 per quarter. After a discussion and a review of the Budget items, Al made a motion, which Steve seconded, to approve the Budget as presented.

NEW BUSINESS

Multi-Year Project Improvement Plan – This item was tabled. The Budget Ratification meeting will be held on December 17, 2007. The Notice will go out in accordance with the legal documentation. The Board also requested that Kathi check the Castle Rock Recreation Center in order to get the Annual meeting scheduled for January.

ADJOURNMENT

With no additional business to discuss the meeting adjourned at 8:45 p.m.