

**Record of Proceedings
Enclave at DTC Condominium Association
Board of Directors Meeting**

Wednesday, May 30, 2007

Approved

The regular meeting of the Board of Directors of the Enclave @ DTC Condominium Association was held at the clubhouse at 9202 E. Arbor Circle, Englewood, Colorado.

Call to Order

President Dan Anthone called the meeting to order at 7:00 PM. The following were present:

Dan Anthone, President

Michele Kunz, Treasurer

Adam Marsh, Director at Large

Tracy McGee, Weststar Manager

Guest

Nate Klatt of Quality Fire Protection and Larry Wells of Alarm Specialists were present to discuss the issues with buildings 9110 & 9170. Three different options were discussed. It was moved by Michelle and seconded by Jeanine to upgrade the fire panel on 9170 to a 24v. panel, replace the horns, and use a radio dialer for the monitoring for a dollar amount not to exceed \$3,000.00. The additional monitoring would run approximately \$60.00 per month. The motion carried.

Open Forum

There were no homeowners present for open forum.

Minutes

A motion was made by Michele to approve the minutes of the April 16, 2007 meeting. The motion was seconded by Adam. Motion carried.

Financial Report

It was reported that the Association operating account had \$14,952.01 at the end of April 2007. The reserves at the end of March 2007 had \$208,408.84. Delinquency at the end of April 2007 was \$8,721.08 down from March 2007 by \$1,092.81. The Association expenditures were budgeted at \$30,180.00 and actual spent was \$20,679.34. Expenditures are over budget for the year to date by \$17,430.04.

Unfinished Business

- Asphalt proposals – A motion was made by Michelle to approve the Rocky Mountain Pavement bid for \$15,268.00 for crack fill, seal coat, sweeping, and to repair all existing speed bumps plus the addition of a speed bump between the stop signs at the entrance of the property. Motion seconded by Adam. Motion carried.

- Painting Bids – A motion was made by Adam to have all three contractors, Decorex, Classic Painting, and Gardner Painting come to the June Board meeting to do a walk through to make sure all painted surfaces are covered in all three proposals. The motion was seconded by Michelle. Motion carried. Tracy will schedule all three vendors.

New Business

- A proposal from Environmental Design was reviewed by the Board for various items around the property. Install two new bushes by building 9262. Refreshing rock beds by 9212 and to install edging by the mailboxes to prevent rocks moving down the slope. A motion was by Michelle and seconded by Adam to approve the proposal for \$778.00. Motion carried.

Adjournment

There being no further business for discussion, the meeting was adjourned at 9:14 p.m.

Respectfully submitted,
Tracy McGee, Weststar Management