

Bellevue Acres Homeowners Association Board Meeting Minutes August 11, 2022

Attendance

Board members participating were Janet Hinchcliffe, Michelle Winn, Gary Konwinski, and Tim Shangraw. Meeting was at the Konwinski residence.

Call to Order and Meeting Agenda

Janet called the meeting to order at 7:01 pm. A meeting agenda is attached.

General Business

- **Meeting Minutes:** Minutes from the July 14, 2022 Board meeting were reviewed and approved. Tim S. will have them posted on the BAHOA website.
- **Financials:** The monthly Treasurer's report was reviewed and approved. The report is available upon email request at BellevueAcresHOA@gmail.com.

New Business and Updates

- **ACC Applications and Issues:** Two new ACC applications were received. One was for a new roof was approved the day after it was received. The second was for a recreational play structure proposed approximately 12 feet above the ground (in a tree and on stilts). It encompassed approximately 212 sq feet. Gary will contact JeffCo regarding potential permit requirements from the county for a such a structure. Other issues consisted of:
 - Four letters regarding weed control were sent out on August 3rd. All recipients are in the process of responding to the letters. ACC will monitor progress and report next month.
 - Additional letters are being prepared that address removal of dead trees, removal of a dormant vehicle, and relocation of trash cans that are visible from the street. ACC will submit those letters in the near future.
- **Community Update:**
 - Asphalt milling and placement of new asphalt on S. Alkire St are scheduled to be complete this week. With this completion, JeffCo believes the road widening project will be finished.
 - Part of the widening project involved repair of sprinkler lines adjacent to Bellevue Acres and Bellevue Farms. Over the past two weeks, Bellevue Acres homeowners identified leaks in the lines adjacent to our entrance sign and coordinated with Hamon construction to repair them. The leaks produced significant volumes of water – enough to saturate an adjacent homeowner's back yard. As of this date, the leaks appear to have been fixed. Tim S. will contact Willowbrook W&S District for a readout of leakage times and volumes to assess

the volume and economic value of water losses. He will then attempt to recover costs from JeffCo or Hamon.

- **Other Business:**

- Annual Meeting – September 8th in Belleview Acres Park. Start time will be 7:00 pm. Planning consists of:
 - Janet will prepare a meeting agenda and notify HOA homeowners of the meeting at least 10 days prior to the meeting. The notification will include the time and place of the meeting, a meeting agenda, and a proxy form for those who cannot attend in person. The meeting will be a business meeting only, but refreshments will be served.
 - Open Board positions will be:
 - One ACC position (one 3-year term), and
 - Three Board positions (one 1-year term and two 2-year terms).
- Neighborhood Garage Sale. Michelle W. is taking the lead on planning another neighborhood garage sale for September 9th and 10th.
- Rolloff Rental for large waste items from the neighborhood. No news on this, as Steve W, who is leading the effort, did not attend the meeting.

Meeting Adjourned at 8:40 pm

Respectfully submitted,

Tim Shangraw