

Belleview Acres Homeowners Association
Board Meeting Minutes
May 9th, 2024
Ben-Zadock Residence

Attendance

Board members in attendance were: Janet Hinchcliffe, President
Lynda Drum, Vice-President
Michelle Winn, Treasurer
Tim Christiansan, Secretary
Eldon Sullivan, ACC
Geoff Price, ACC
Rachel Ben-Zadock, ACC

Call to Order and Meeting Agenda

Janet called the meeting to order at 7:11 p.m. Meeting Agenda attached.

General Business

- **Meeting Minutes:** Minutes from the April 18th, 2024 Board Meeting were reviewed, with 2 edits, and approved. Motion to approve minutes was made, seconded, and motion passed unanimously. Tim will have them posted on the BAHOA website.
- **Financials:** Michelle presented an updated financial report. The report is available upon email request at BelleviewAcresHOA@gmail.com. A motion to approve the financial report was made, seconded, and passed unanimously.

ACC

- **ACC Applications and Issues:**
 - 5295 S Youngfield Ct, 10x16 Shed. Approved by ACC on 3/11/24. Work has been completed and checked off by Eldon, ACC.
 - 5233 S. Xenophon Court, ACC inquired by owner about a concrete pad next to residence for camper storage. Eldon advised that the pad could not be used for long term storage of campers per HOA GRR's.
 - 12649 W. Belmont Ave working on siding on west side of house. Eldon to follow up.
 - Ongoing discussion regarding courtesy notice being first step of communication of GRR violations to home owners. Example of notice to be discussed at next meeting.
 - ACC to review all Guidelines, Rules, and Regulations for changes, updates, and suggestions.

New Business and Updates

- **Community/ Neighborhood Communications**
 - Community Garage Sale weekend set for Friday June 7th and Saturday June 8th.
 - Summer Picnic set for June 13th, 6pm till dusk.
 - No HOA meeting in March due to the snow storm.
 - BAHOA Board Meeting Scheduled for Wednesday, June 5th for finalizing all updates to be sent out to all members for questions and comments before Annual Meeting. Meeting will be at the Hinchcliffe home.

- **Secretary Updates for GRR/ CO HB22/ Standard Operating Procedures (SOP)/ Records Archive and Retention.**
 - Work sessions, actionable items, and requests for assistance will be ongoing during this process.
 - Policy and Procedures for HOA board to create consistency in regards to HOA tasks and responsibilities will be ongoing during this process.

Meeting Adjourned at 9:18 p.m.

Respectfully submitted,

Tim Christiansan