

Present: Mindy, Ian, Mike S, Laurie and Steven from AE

Call to Order: 6:30 pm

Association Business:

Meeting had commenced at 6:30 pm.

A motion was made for approval of the previous month's Meeting Minutes from August 21st which was seconded and then unanimously voted on for its approval.

Management explained that all notices for the vegetation cut backs had been sent and the Town had conducted a bulk of their actual cutbacks. Little contention was made among the homeowners and the Town did a good job of communication efforts along with the vegetation that had been cut.

Management then went on to discuss that the Irrigation blowouts had taken place earlier this week. It was discussed that the water usage this year was quite a bit more due to some water breaks that were not entirely mitigated by the Town of Breckenridge Water as well as the extremely hot and dry Summer which required more water usage than last year. Rates had also gone up from the Water department, but management will be more cognizant of water usage next year due to the new meters that the Town plans to install.

Management is working with the Town to see if they can possibly mitigate the previous water billing cycle for the winterization issues that had occurred to Willow and Walker Greens.

Board agreed to stick with the 22 stop signs that are 24" rather than the 30" which is standard regulatory size. The board also agreed to put speed signs to the back of the stop signs at all 22 locations and to fit the speed signs to fit exactly on the back of these stop signs.

The board requests that all parking procedures remain status quo.

Management then walked the Board through the financials for 2018 and everything seemed to be on course with the exception of Water. Water is well over budget due to some of the items that were previously explained in these meeting minutes. It looks like Wellington will come under budget on landscaping which will help offset the water expenditure that was previously over budget.

The board then approved an annual meeting date of 11/15/2018. Meeting packets will be sent out by management on 10/15.

Management explained that TNB plans to install a buck and rail fence by Sisler to help prevent bikers from going on Green. This will be installed for safety reasons due to the pre school being on this green along with many children.

Meeting adjourned at 7:30 pm.