

**Chapparral 480 Homeowners Association
Board of Directors Meeting**

**Minutes of the regular meeting held:
Monday August 14, 2006
Creekside Elementary School**

Call to Order

The meeting was called to order at 7:00pm.

BOD Members in Attendance:

Jim Harrington, David Fletcher, MaryAnn Newmann, Randy McCurdy, Joni Hibdon, Terri Lash, Juergen Kuebler

Current Business

- I. The minutes for the June 2006 meeting were approved.
- II. Randy Hice, President for the Chapparral Sharks Swim Club presented a report on behalf of the Swim Club, which will be included in the August newsletter.
- III. The treasurer's report was reviewed and approved by the Board.
 - a. An update regarding the HOA investments was provided.
 - b. Expenses for the 4th of July parade were on target within the budget for the event.
- IV. The Chapparral Metro District Report was provided by Cathy Noon.
 - a. An update was provided regarding the community wells and water usage.
 - b. Notification regarding the change in swimming pool hours for the remainder of the summer season was provided.
 - c. Recommendation was made regarding holding a joint meeting between the Chapparral Metro District and the Chapparral HOA, for September 11, 2006. The HOA Board agrees and a meeting invite will be extended to the Metro District.
- V. Community communications update
 - a. Chapparral Newsletter contents, timing and delivery options were discussed.
 - b. Update regarding Chapparral Website was provided. The website is live and includes various sites for community members to visit.
 - i. Discussion was held regarding communications to the community to ensure that all Chapparral residents have visibility and access to the website. Communications to be developed.
- VI. CenCon Report was provided by Cathy Noon
 - a. Ballot for the Tabor exemption
 - b. Arapahoe Road expansion costs continue to rise - \$17m today. Bond under consideration.
 - c. Centennial City Council and Arapahoe County forming water authority.
- VII. An update was provided regarding Chapparral's ACC committee.
 - a. Process for community non-compliance of covenants is being developed with the ACC and Centennial Property Management.
 - b. Letters were sent to those residents who are out-of-compliance in July.
- VIII. New Business:
 - a. Chapparral's 4th Annual Sleigh Ride is in the planning stages. Date for the sleigh ride is Sunday, December 10th.
- IX. The September HOA meeting will be held on Monday, September 11, 2006, at Creekside Elementary School, located at 19993 E. Long Avenue. This meeting will be a joint meeting with the Chapparral Metro District and Chapparral HOA.

Upon a motion, the meeting was adjourned at 9:10pm.