

WOODGATE HOA MEETING

March 15, 2017

Attendees:

This was the annual All-Hands Meeting and many Homeowners attended. The following 2016/2017 Board Members attended:

Nancy Charbonneau
Earla Connors

Yvonne Livingston
Diane Nuss

In addition, along with several HOA members and former members, Aurora City Council Member Brad Pierce and City Neighborhood Liaison Marsha Osborn attended.

City of Aurora Councilmember Brad Pierce Presentation:

Brad Pierce is a Councilmember-at-Large, representing the entire City of Aurora. Bob Roth represents Ward V, which includes Woodgate.

The City of Aurora has several 2017 priorities, including ensuring Aurora is a safe place for people, residents should assume a superior quality of life, and Aurora should be a good place for business and be a financially strong city.

Approximately \$1.5M of taxes from marijuana establishments are expected to fund various homeless day resource centers. Among other things, these centers will enable homeless residents of Aurora to shower and research job leads. An attendee to the meeting asked if there will be a shuttle for people. Brad will research.

Although Aurora has been unseasonably dry for the last couple of months, the mountains have been getting a lot of snow/moisture. Since mountain snow provides about 85% of Aurora water, the City should benefit. Wastewater rates will be increasing. Review your monthly water invoice for additional information.

Recently, an Aurora dog has been in the news because he escaped from his yard and was picked up by Animal Control. He is being detained because he might be part wolf, which is banned in Aurora. The outcome of the case is being delayed for a week awaiting DNA test results.

There is a group effort among Arapahoe County and the Cities of Aurora and Centennial to widen Quincy Road near Aurora Reservoir.

There is a lane study reviewing the narrowing of I-225 from 4 lanes down to 2 lanes on I-225 as it approaches I-25 south of Parker Road. Various options require an estimated \$40M to fix the situation.

There is a lane study reviewing the turn lanes at the Quincy/Parker and Quincy/Smoky Hill intersections.

Regatta Plaza is progressing. Approximately 4-5 property owners need to agree before redevelopment occurs. The City may need to enact eminent domain with 2 owners. The opening of the new King Soopers is the first phase. After that, high-rise office and/or resident structures will be built.

The RTD stop at Iliff is a pay-for-use location. Initially, the RTD stop was to be a single level parking location. The City of Aurora thought it should be multi-level and funded the additional expense. This cost needs to be paid back so there is a \$3/day or \$50/month use fee. Brad will research if the Iliff parking structure is relieving pressure from the 9-Mile stop.

The south-west corner of Parker and Quincy was to be a Wal-Mart online order pick-up location. This is currently on hold.

Gaylord is under development. It is on schedule and should open about November, 2018. There will be about 1,500 rooms and will be the largest non-casino hotel west of the Mississippi. The majority of bookings are expected to be from people who have never previously been to Colorado.

City of Aurora Neighborhood Liaison Marsha Osborn Presentation:

Amazon has a distribution facility near I-70.

There are traffic concerns with the proposed storage unit near the new townhouse development south of Belleview, including its look and aesthetics. The unit was initially denied; now it is on hold.

Shalom Park will potentially be building about 90 townhomes on 7.4 acres.

Aurora Clean-up Day will be May 20, 2017. The dumpster will be located near Red-Tail Hawk from about 10 am – 2 pm. Mattresses and furniture will be accepted.

The City Council has approved a new recreation center near Iliff & Tower. It should open in a couple of years.

The Stanley Market Place is open near I-70. The facility is very nice and residents are encouraged to visit.

On April 11, 2017, the Aurora Master Plan will be reviewed, including updating zoning codes.

Elections in 2017 include Wards I, II and III. In addition, the position held by Member-at-Large Brad Pierce will be available.

All 4 retail marijuana shops available in Ward V have been filled.

All Hands Meeting:

Acting-President Nancy Charbonneau opened the meeting. A motion was made to approve the minutes from the February 15, 2017 HOA meeting. It was seconded and approved.

Board Members were introduced, including a brief explanation of responsibilities:

Nancy Charbonneau-Acting President, Newsletter, Neighborhood Watch and Covenants
Earla Connors-Welcome Baskets
Yvonne Livingston-Newsletter, Events, Membership and Covenants
Diane Nuss-Secretary/Treasurer/Acting Website Admin, Litter Pickup/Lighting Contest Liaison

Neighborhood Watch Report:

Rather than having PAR Officers attend individual HOA meetings, everyone is invited to quarterly District-wide meetings. Unfortunately, there has only been 1 meeting since May, 2016. The one scheduled for the week of March 13, 2017 was cancelled.

Marsha Osborn encouraged residents to use the Next Door website; however, people prefer receiving email updates. Although the PAR officers at the last district meeting said they would try to send duplicates of Next Door postings, weekly emails have not been sent. Marsha will review the situation. In addition, a resident reported that crime reports on websites are incomplete.

Although bike theft has been increasing lately, Woodgate is not affected as much as other sections of Aurora.

Website Report:

Diane Nuss has been working with John Corliss to change the domain to get Woodgate's website off John's GoDaddy account. The fix is supposed to be easy.

Finance Report:

March 2017 YTD Revenue is \$380 higher than 2016 due to the timing of the Dues mailing. March 2017 YTD expenses are \$111 lower than 2016, mostly due to the Easter Egg Hunt, which was held in March in 2016 and will be in April in 2017. Overall, Net Income is \$491 higher in 2017 than 2016.

Membership/Social Events Report:

As of March 15, the HOA has 103 paid members. In March 2016, there were 84 members.

The Easter Egg Hunt is scheduled for Saturday April 8th at 11:00 at Sagebrush Park. The rain/snow date is April 15th and is sponsored by Maid Simple.

The Garage Sale is June 2nd and 3rd. It will be advertised on Craig's List and banners will be put up. John Corliss is the sponsor.

The Hayrack Ride is scheduled for Saturday December 2, 2017 from 5:30 pm – 8:00 pm at Sagebrush Park.

Newsletter Report:

No update to report.

Welcome Basket Report:

If a Welcome Basket is needed, contact Earla Connors. She needs a name and phone number if a block coordinator or some other resident would like her to deliver a basket to a new resident.

Covenant Report:

There were several calls over the winter regarding homes not following City Code, especially pertaining to garbage pick-up. City Code requires that garbage bins are not placed at the curb until after 5 pm the evening before pick-up and bins must be screened from view within 12 hours after pick-up. Approximately 60 homes were not in compliance. After leaving reminder notices, 8 were eventually reported to the City.

Basketball hoops are blocking the sidewalks at several locations.

Having only 2-3 volunteers canvas the neighborhood for all Code & Covenant violations is a large job, especially in the summer. In an effort to have Woodgate continue to be a desirable place to live, the HOA is asking for volunteers to tour the neighborhood for 1 violation each. Because legal action may be necessary to enforce Covenant violations, which would drain HOA funds, it is preferred that the City of Aurora take action against City Code violations. Interested parties should contact Nancy Charbonneau.

Covenant and City of Aurora Code violations generally decrease in the winter, with the majority of issues being inoperable vehicles and sidewalks not cleared of snow. About 80-90% of violations are corrected when the HOA gives a gentle reminder. If the issue continues, City Code violations are reported to Access Aurora (303-739-7000). Residents can also call Access Aurora directly to report City Code violations.

Other Business:

Changes were made to the Aurora fence program, including allowing Trex products. Fences are blowing or falling down and a dedicated volunteer is needed if the HOA is to pursue replacing the perimeter fence.

Effective April 1, 2017, Colorado Property Management Group is replacing Cherry Creek HOA Professionals for the mandatory HOA sections of Woodgate. The contact is Virginia Johnson at 303-671-6402, X27 or virginia@withcpmg.com.

Board Meeting Sign Posting Schedule:

Board Meeting signs should be posted by Monday before the meeting and removed by Friday afterwards. The posting schedule is as follows:

Nancy Charbonneau-corner of Fairplay and Belleview
Earla Connors-corner of Elkhart and Belleview
Yvonne Livingston-Sagebrush Park
Diane Nuss-corner of Layton and Chambers

Action Items:

- The next meeting is scheduled for April 19, 2017 at Shalom Park.
- The Easter Egg Hunt is scheduled for April 8th at Sagebrush Park. The rain/snow date is April 15th.
- Nancy Charbonneau will put a thank you to Brad Pierce for his service in the next newsletter.
- Nancy Charbonneau will put a notice about the change of property management companies in the next newsletter.
- Nancy Charbonneau will follow up with Chris C about serving as website coordinator.
- Diane Nuss will work with John Corliss to move the HOA website from his server.
- The Garage Sale is scheduled for June 2nd and 3rd.