

**Heritage Property Management
2650 North Ave., Suite 116
Grand Junction, CO 81501
(970) 243-3186**

Paradise Hills Filing No. 6 Homeowners Association

Minutes of the 2013 Annual Meeting

Saturday, March 2, 2013 * 10:00 AM * First Presbyterian Church * 3940 27-1/2 Rd.

David Caldwell, Heritage Property Management opened the meeting at 10:00 AM and introduced the Board of Directors: Diane Gigliotti, Dick Gigliotti, Carl Cook, absent, Mark De Wolf, absent and Tom Brown.

Quorum was established and the meeting proceeded.

Motion was made and seconded to approve the minutes from the 2012 Annual Meeting. Motion carried.

The proposed budget for 2013 was presented.

Discussion re: HOA dues. Annual dues of \$143.85 will remain the same.

Discussion re: irrigation expense.

A homeowner stated there was not enough pressure to bring a couple of sprinklers up last year. Filters need to be cleaned every 2 weeks.

The system went into default mode at one time due to the heat. It was working well toward the end of the season.

Motion made and seconded to approve the 2013 Proposed Budget. Motion carried. Approved budget will be posted on the website.

Old Business:

Discussion re: Filing 6 is responsible for 20% of the pond. Other filings have gone to the City of GJ in the past and asked them to dredge the pond.

Discussion re: a few leaning trees. They could damage the sidewalk. This issue will be tabled until next year.

New Business:

Water is scheduled to come in mid April.

Statements, Assessment notices and Annual Meeting notices will be sent at the same time next year to save on postage.

Nominations and Election of Board Members:

Board will remain the same. Motion made, seconded and approved.

There being no further business, the meeting was adjourned at 10:50 AM.

Respectfully submitted by: Debi Caldwell, Heritage Property Management