

GROVE CREEK HOMEOWNERS ASSOCIATION

October 28, 2009

Board of Directors Meeting

Heritage Property Management Office

Officers:

President	Jean Rupe
Vice President	Adam Camacho
Treasurer	Steve O'Dwyer
Secretary	Delma Killinger

This meeting was very informal and Adam Camacho was out of town
And did not attend the meeting.

We had the Law firm of Hoskin, Farina and Kampf review the Declaration of
Covenants, Condition and Restrictions of Grove Creek Subdivision recorded
In the records of Mesa County Clerk and Recorder in Book 2329 at Page
429 to determine what rights the Grove Creek Homeowners Association has to
Perform maintenance on Lots, when homeowners are not taking care of their property.

Also what charges and fines we can charge for yard maintenance and if entering a
Back yard for tall weed control would be a problem. After review, we will not enter
backyards.

We have also re-written our Policy Resolution #X11, Schedule of Fines and Fee's.
Due to the recommendations of Hoskin, Farina and Kampf. Our board of Directors
Will meet at a private home, discuss the changes and sign the paper work that
Linda at Heritage Property Management has written for us.

These changes will be mailed to all HomeOwners when finished.

Hoskins, Farina and Kampf were also used to send 2 letters, as two Grove Creek
Homeowners refuse to maintain their property and to pay Homeowners yearly fee's.
Liens were also put on these properties.

This also led to more discussions on other HomeOwers who do not pay their yearly
Dues and how to handle this. We are willing to do payment plans if necessary.
More liens will be put on properties if this continues.

More discussion on trailers, campers not parked behind a fence. Working trailers
Also. As some of those never move, and a few people think we should leave them
Out front, but the same rule needs to apply to all.

Trash stored out front (on side of homes), trash cans stored out front are still
A minor problem. Most homeowners are doing a great job.

Our next meeting has not been scheduled yet. We also need a Grove Creek HomeOwners
Meeting in 2010 for all homeowners to attend. That also has not been scheduled.

Our meeting was adjourned at 7:00 pm

Respectfully submitted,
Delma Killinger, Secretary