

STANTON FARMS TOWNHOMES ASSOCIATION

Board of Director's Meeting

September 13, 2021

7:00 PM

Agenda

- I. Call Board of Director's Meeting to Order
- II. Appoint 2 homeowners to the Stanton Farms Townhomes Association Board of Directors bringing the Board size to 5.
- III. State of Stanton Farms Townhomes community & Homeowner Education 10 minutes  
  
Review CAI RMC magazine for articles on taking care of the community  
Update on re-roof project  
We can now start to work with ACE Roofing to collect the \$94,000+ from Travelers Insurance
- IV. Approval of August 09, 2021 Board Meeting Minutes
- V. Acceptance of the August 2021 Unaudited Financial Statements – Motion to move \$\_\_\_\_\_ from Reserves to Operating
- VI. Committee Reports  
A. Landscape
- VII. Old or Unfinished Business  
A. Continue to request homeowners to install new window wells high enough so proper backfilling can be done near the foundations. The new window wells need to comply with Jefferson County egress code requirements.  
Also raise air conditioning units if necessary.  
B. Skylights are the homeowner's responsibility  
C. Create long term policy to deal with noxious weeds in our community including annual budget requirements  
D. Plant new trees in appropriate place and size to be cared for by homeowners near the trees  
E. Parking Concerns – review original Covenants as to emergency vehicle drives and review the National Fire code for emergency vehicle requirements  
F. Welcoming Committee - need a charter  
G. Social Committee – need a charter
- VIII. New Business:  
A. 2022 Fee Structure  
B. New flag and sign law  
C. 2022 Budget
- IX. Architectural Requests:  
A. 10450-A request to replace patio door and north window - approved  
B. 10410-D request to replace 5 windows - approved  
C. 10299-F Install radon mitigation system - approved  
D. 10527-C install outside front door - approved  
E.
- X. Homeowner Correspondence:
- XI. Homeowner Hearings:
- XII. Homeowner Forum: **Audience participation is limited to non-agenda items. Comments may not exceed 3 minutes in length per person or 30 minutes total open forum.**
- XIII. Executive Session: The Board will adjourn into Executive Session to discuss attorney privileged information.