

Southmoor Park East Homeowners Association, Inc.  
REGULAR BOARD MEETING  
September 12, 2018 - 7:00 PM  
Citywide Bank

MINUTES

Board members present: Casey Funk, Fred Jorgensen, Jack Green, Robert Finkelmeier, Patrick Morgan, Bob Engel, Stephen Rohs, Rebecca (Becky) Stuart, Troy Hendelman; Absent: Reese Jameson, Cecile Cohan, and Ethan Lew.

Visitors: Chris Lee, Bill and Susan Lee, Susan Griebel, and Nancy Mitchell.

1. Casey Funk called the meeting to order at 7:00 PM and declared a quorum present.
2. The Board reviewed the August 8, 2018 Board Minutes. Motion to approve the August 8, 2018 Minutes by Patrick Morgan, seconded by Bob Engel, unanimously approved (reference "8.8.18 Board Minutes-approved.docx").
3. President's Report – No report.
4. Visitors – see visitor comment below.
5. Southmoor School Report – No report.
6. Information items
  - a. Picnic – Status Report: August 19, 2018 – 250 people attended. Casey observed that few kids attended and that we are only attracting "older" residents. Normally, the picnic is held the weekend before DPS school starts. Casey requested that the Board consider moving the picnic to a different date in conjunction with Denver Days or join up with Kendra's "South by Southeast festival."
  - b. Centura – Casey Funk, and Fred Jorgensen, met with Centura. Andrew Gaasch, Chief Ambulatory Officer reported that while the proposed Centura emergency care facility is equipped to handle EMS/ambulances, the ambulance agencies rarely bring patients to free-standing centers in the Denver market, with a few small exceptions. In the urban core, Centura typically sees 1 or less ambulances per day, so the ambulance traffic, is projected for this site is minimal, on average 1 per day. An overnight stay is what defines a facility as a "hospital."
  - c. Property upkeep – Casey Funk reported with over 100 letters sent out, only a handful of negative responses were received. Some homeowners even apologized and addressed the comments in the letters.
  - d. Green Cross Update – Casey Funk reported Henry C. "Corky" Kyle, the Green Cross PR representative, is courting the Board and wants to have the Board visit the Green Cross facility, which is a possibility. The Board does not want to allow Green Cross to donate to the SPEHA

picnic or accept any funds from Green Cross as that might be construed as the Board supporting their permit application.

e. Meeting with Kendra Black - The Board feels the neighborhood may be shifting from support of City Councilwoman Kendra Black as SPEHA has nothing so far to show for her efforts on Hampden Safety, the Southmoor Station, the new Centura facility, and the newly painted bike lanes on Monaco. There seems to be heated feelings from neighbors via NextDoor. Casey Funk would like to keep an open mind about the bike lane striping on Princeton and Monaco and wants further discussion. Chris Lee wondered why our neighboring neighborhoods have nice medians and the SPEHA neighborhood medians look like "they were left there in 1970s to fend for themselves."

f. Monaco Re-striping - The Board and SPEHA neighbors were surprised by the fact that Councilwoman Kendra Black and our neighborhood knew nothing about the bike lane Re-striping project before it was underway. The City says there was a meeting 2 years ago about this project, but neighbors that attended that meeting do not remember any mention of Re-striping Monaco/Princeton/Eastmoor. Apparently, Mansfield is slated to be striped. The majority of nearby neighborhoods are furious about the striping project with only a few people liking the re-striping. The project needs more discussion.

7. Action Items:

a. Roof Ratifications – No report.

b. Roof Covering – No report.

c. Miscellaneous Ratifications – No report.

d. Miscellaneous Expense Actions:

1) \$2,644.28 to Casey Funk for Picnic expenses - Motion to approve \$2,644.28 to reimburse Casey Funk for Picnic related expenses by Patrick Morgan, seconded by Becky Stuart, unanimously approved.

2) \$255.00 to Liberty Waste Management Company for Porta Potties – Picnic - Motion to approve \$255.00 to Liberty Waste for portable toilets for the Picnic by Troy Hendelman, seconded by Bob Engel, unanimously approved.

3) \$11.56 to Stephen Rohs for Picnic expenses - Motion to approve \$11.56 to reimburse Stephen Rohs for Picnic related expenses by Becky Stuart, seconded by Jack Green, unanimously approved.

4) Miscellaneous actions – Motion to allow the Yamagishi's at 4175 S Poplar Way to temporarily park their RV for longer than 72 hours as allowed in the Covenants by Bob Engel, seconded by Robert Finkelmeier, unanimously approved. This is a one-time approval as the Yamagishi's had valid reasons for parking their RV past the 72 hours limit. The Board greatly appreciated the Yamaguchi's proactive communication.

8. Treasurer's Report (Green) – Jack Green reported SPEHA has a balance of \$109,602.14 as of August 31, 2018. Past due homeowners' dues total \$4,199.00.

Jack Green also reported some very old dues were paid, probably in the expectation of the homes going on the market.

9. Newsletter & Bulletins (Finkelmeier, Funk) – No report, although there was a request for articles and information for the next Newsletter.

10. Parks & Neighborhood (Green) – Troy Hendelman reported the Southmoor Park basketball court is supposed to be re-surfaced.

11. Traffic & Safety (Morgan, Finkelmeier) – Several visitors voiced opinions about traffic safety in the neighborhood. Susan Griebel lives across the street from Southmoor Park on S Oneida Way and believes the increased traffic is now an issue of safety. Drivers appear to be cutting through S Oneida St, Poplar, and S Oneida Way to avoid the new single-lane backups on Princeton and Monaco. The stop sign at S Oneida Way and Peach has become invisible as cars are parked on both sides of this residential street for soccer practice during rush hour (4-7 PM). There is not enough room to have cars parked on both sides of S Oneida Way AND have cars traveling in both directions. People are parking right up to the stop sign at S Oneida Way and Peach and cut-through drivers are not stopping at it. Drivers say they cannot see it or didn't know it was there after a few close-calls.

Chris Lee reported that bushes in the Princeton median make it impossible to see traffic coming to safely turn in any direction on Eastmoor/Princeton and S Oneida.

Bill and Susan Lee and Susan Griebel reported a traffic study performed 25 years ago concluded there was NOT enough space across S Oneida Way for any sporting event, which included S Oneida St near Eastmoor Park as well. We now have issues at BOTH Eastmoor Park and Southmoor Park with safety/congestion/parking due to re-routing/re-paving/re-striping. Unfortunately, Susan believes someone will have to get hurt for the City to listen. Fred Jorgensen suggested a parking lot for Eastmoor Park. Becky Stuart suggested no parking near the crosswalk near Princeton and S Oneida St or the stop sign at S Oneida Way and Peach.

12. Website Report (Finkelmeier) – No report.

13. Architectural, Covenants and Bylaws – No report.

14. Neighborhood issues:

a. There was a complaint that vehicles were not stopping at the 4-way stop signs at Mansfield and Magnolia. Denver Police were seen issuing tickets regularly during the week.

b. Three toilets were reported in the front yard of 4180 S Monaco. The toilets have been removed.

c. 7101 E Oxford Ave - Bill and Susan Lee reported that it appears the home is being fixed up. Bob Engel will report at the next Board meeting on any progress.

15. Old Business – William King, 3764 S Poplar St, appears to have stopped work on his driveway expansion that is in violation of the Covenants by butting up against his neighbor's property to the north. Mr. King reports he got all his neighbors' permission. However, none of Mr. King's immediate neighbors have had any discussions with him, any written information from him, or have any knowledge concerning his driveway. Mr. King has made no further requests for approval from the Board, and there has been no further contact between Mr. King and the Board after his appearance at the August 8, 2018 Board meeting.

16. New Business – No report.

17. Adjournment - Motion to adjourn by Becky Stuart, seconded by Bob Engle, unanimously approved.

Next meeting: October 10, 2018