

ELK STREAM RANCH PROPERTY OWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

November 15, 2012

The meeting was held via teleconference and was called to order by President Jim Fritz at 7:03 pm MST. Also in attendance were Board members Gem Boone and Philip Walters, POA members Linda Walters, Steve Boone and Alan Scott. Also attending was ESRPOA counsel Erin Johnson. Minutes were taken by Secretary-Treasurer Philip Walters.

Topics discussed were as follows:

1. Erin Johnson reported to the Board on the status of ongoing Road License agreement discussions with third party road users who have not yet entered into agreements.
2. Weber fire discussion: PMC Chair Keith Payden took the floor and updated the board on the performance of runoff mitigation measures and the progress being made on additional flood mitigation measures before winter. It was agreed that Jim would provide an update to owners on the impact to date of the Weber fire.
3. Budgetary Status: Thus far all but 3 lots have paid their 2013 annual dues as well many special assessments. This is supporting a funds level to be able to carry the association into winter. Now that cold weather has arrived, little flood activity is expected before spring. The Board will continue to monitor the funds available carefully.
4. Alan Scott and President Jim Fritz updated the Board on their continuing efforts to contact the owner of lot 29, the latest being another letter from Jim to the owner.
5. Alan Scott has set up email accounts under the elkstreamranch.org domain for Board and Committee members to use for official POA business, so that POA business can be kept separate from personal email.
6. Philip Walters reported that Odin Christensen, who serves as a Firewise co-ambassador to Elk Stream, is willing to work on the needed revision and rewrite of the ESRPOA Community Wildfire Protection Plan. The Board is in agreement that this needs to be done and supports Odin coordinating the effort with the local fire and emergency agencies and Firewise. Due to concerns about jurisdiction issues, the board feels at this time that Elk Stream Ranch should continue to have its own plan, but welcomes coordination with development of an Elk Springs CWPP.
7. Pond Reclamation Update: Vice President Gem Boone reported that she is still discussing reclamation with Mike Rich at NRCS.

Meeting was adjourned at 9:00 pm MST.

Respectively submitted,
Philip Walters
Secretary Treasurer