

ELK STREAM RANCH PROPERTY OWNERS' ASSOCIATION
(ESRPOA)

BOARD OF DIRECTORS MEETING

March 27, 2014

The regular Board of Directors meeting was held at the home of Gem and Steve Boone, 6068 Road 46, Mancos, CO. President Gem Boone called the meeting to order at 7:02 MDT. Attending the meeting were Board members Philip Walters and Louise Lawson (via call-in), Chairman of the Property Management Committee (PMC) Steve Boone, and Linda Walters, POA member.

Meeting topics included:

1. Steve Boone presented the PMC Report. The PMC's primary focus has been road repairs/restoration and correcting and minimizing road damage due to flooding incurred since the 2012 wildfire. The Committee is implementing the Phase 1 and 2 recommendations contained in the Elk Stream Ranch Drainage Improvement Plan developed by Philip Walters and Odin Christensen and dated February 24, 2014. (The Plan is on the ESRPOA website and also included as an Attachment.) Once Phases 1 and 2 are complete, the PMC will determine next steps.

Concurrent with the implementation of the Drainage Improvement Plan, the PMC will review the Road Reserve study and recommend revisions if needed and the possible use of Reserve funds to offset a portion of the current road repair costs.

Cattle will be grazed this coming season. Some POA members have chosen not to participate in the 2014 grazing lease.

Steve noted that the Association recently received \$3,832.07 in reimbursement for 2013 weed control costs. He thanked Keith Payden for his diligence in obtaining the substantial weed control rebate.

2. Steve Boone and Philip Walters announced that in December 2013 the National Fire Protection Association (NFPA) and Firewise Communities/USA awarded Firewise Communities/USA Status to the ESRPOA. The ESRPOA is the first Montezuma County recipient of this special recognition. The BOD is especially grateful to Odin Christensen for his responsible leadership in coordinating and preparing the ESRPOA's Firewise plan and representing the Association at Firewise meetings. A photo of the award plaque can be viewed on the ESRPOA website.

3. The BOD reviewed the 2013-2014 ESRPOA budget which was updated by Assistant Treasurer, Odin Christensen on 3/26/14. The actual vs. budgeted income and expenses are within acceptable ranges. Gem Boone will call members still in arrears for dues and/or special assessments if monies are not received by April 7th.

New business items included:

4. Gem Boone reported on the status of her efforts to obtain estimates and funds to dredge and/or rebuild the ponds in the Canyon. The ponds were silted-in by the post-wildfire flooding. She is attending a meeting on April 10th and will report any findings at the next BOD meeting.
5. Philip Walters is developing a template to be applied consistent with the adoption of amended Policy #6-2010: Collection of Unpaid Assessments on December 10, 2013.
6. Policy #10-2010: Temporary/Electric Fence Policy is being reviewed and updated. Philip Walters will circulate, to the Board previously proposed changes to the Policy prior to the next meeting.
7. Alan Scott and Philip Walters are creating an updated "Governance Calendar". In past years, an earlier version of the Governance Calendar was used to list and track BOD tasks and responsibilities to help insure all BOD duties and chores were completed in a timely manner.
8. The 2014 Annual ESRPOA Meeting was scheduled for Saturday, August 2, 2014.
9. The next BOD meeting will be held Thursday, April 24, 2014 at 7:30 pm MDT. A call-in number is available.

The meeting was adjourned by Gem Boone, President at 8:09 pm MDT.

Respectfully submitted,

Louise Lawson, Secretary