

**Minutes of the  
Board of Directors of the  
Singletree Property Owners' Association Meeting  
August 25, 2016**

A Regular Meeting of the Board of Directors the Singletree Property Owners' Association (SPOA), Eagle County, Colorado, was held on July 28, 2016, at approximately 4:00 p.m., at the Singletree Community Center, 1010 Berry Creek Road, Edwards, Eagle County, Colorado.

**Attendance** The following SPOA Directors were present and acting:

- Ralph Dockery
- Jennie Longville
- Melissa Nelson

Also in attendance were:

- Ann Darby, BCMD
- Dan Godec, BCMD
- George Gregory, BCMD
- Karen Kern, BCMD
- Mike Reisinger, BCMD
- Larry Rogers, DRC
- Nina Timm, Community Manager
- Dan Carlson, Operations

**CHANGES TO THE AGENDA:**

The SPOA board acknowledged receipt of the Design Review Committee's (DRC) meeting minutes. They will not consider the meeting minutes as they are approved by the DRC.

**MEETING MINUTES:**

Melissa Nelson was not at the July 28, 2016 Meeting, so consideration of the meeting minutes was postponed until there was a quorum present to consider the minutes.

**TREASURER'S REPORT:**

- The board confirmed the remaining \$100,000 donation to the Berry Creek Metropolitan District (BCMD) for the new building will be paid to BCMD prior to issuance of a Certificate of Occupancy for the new building.
- The Errors and Omissions policy renewal was noted as comprehensive and expensive.
- The financials include Design Review deposits and refunds.

The Board reviewed the monthly financial statement. By motion duly made and seconded it was unanimously

**RESOLVED** to approve the financial statements as submitted.

The Board reviewed the August list of payments to approve. By motion duly made and seconded it was unanimously

**RESOLVED** to approve the August 2016 list of payments.

**MANAGER'S REPORT:**

There was no additional information to report.

**COMMITTEE REPORTS:**

**Covenant Compliance – Ralph Merritt –**

- The violations report is included in the packet.
- The door hang tags are an effective and timely method of noticing property owners of violations.

**Legal Committee – Mike Budd –**

- The DRC is reviewing the recently enacted Rain Barrel legislation and creating guidelines for Singletree.
- Legal Committee is doing a full scale review of all of Singletree's documents and will be recommending changes based on current State Statutes.

**Trails/Open Space Committee – Melissa Nelson –**

- Lee Rimmel spoke to the boards about the Open Space ballot measure in November.
- The adopt-a-ranger/trail program has been very successful. Seven fire pits were discovered up the June Creek Trail and have subsequently been eliminated. Funding to maintain the program in 2017 may be requested. If the ballot measure passes in November the program will be funded after 2017.
- Singletree will have a community trail work day on August 29.
- The US Forest Service would like to have the barbed wire removed along the Mesquite Trail to improve wildlife migration. Volunteers will be sought for this in 2017. Volunteer Outdoor Colorado may send a crew of volunteers and Rocky Mountain Elk Foundation may also be able to help with this.
- The Avon Preserve trail expansion does not appear to be moving forward.

**Communications Committee – Melissa Nelson –**

- Some other owners have expressed an interest in serving on the Communications Committee.
- There is a question about sending non-profit group information out via Singletree emails.

**Social Committee – Jennie Longville –**

- There is an ice cream social sponsored by Inside Singletree on September 9.
- The social committee will have volunteers at the Community Center to help set up for the Annual Party.

**DRC Committee – Melissa Nelson –**

- Currently there are 7 construction projects going on in Singletree.
- A flag pole policy has been adopted.
- Reviewing the Rain Barrel legislation and will be establishing a compliant policy shortly.
- Dog runs are allowed within the setbacks and are reviewed and approved by the DRC.

**OPEN ITEM REPORT – Melissa Nelson –**

- The November and December meetings will be combined and be scheduled for December 8 at 3 pm.

**ADJOURNMENT:**

There being no further business to come before the Board, by motion duly made and seconded it was unanimously

**RESOLVED** to adjourn the Regular Meeting of the Singletree Property Owners Association at 4:36 pm this the 28th day of July, 2016.