

**SINGLETREE PROPERTY OWNERS ASSOCIATION  
BOARD OF DIRECTORS  
MEETING MINUTES  
March 20, 2008**

A Regular Meeting of the Singletree Property Owners Association was held on Thursday, March 20, 2008, at 6:00 p.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chuck Powers, Mike Budd, Doug Cogswell, Dennis Stephens, Herb Luhman, Mike Larson, Walt Cunningham and Susie Weber.

**MEETING MINUTES** – The Board reviewed the February 21, 2008 meeting minutes. By motion duly made and seconded, it was unanimously

**RESOLVED:** To approve the February 21, 2008 meeting minutes as submitted.

**TREASURERS REPORT** – Mr. Stephens presented the bills and financials to the Board for their review. By motion duly made and seconded, it was unanimously

**RESOLVED:** To approve the bills and financials as submitted.

**PALMER APPEAL** – Filing. 1, Lot 16A - Mr. Palmer was present to discuss the DRC's denial of his concrete block wall that is located in the setbacks. The DRC suggestions were and discussed and Mr. Palmer noted the fact that the location of the existing fence and portions of his landing for the steps were in the setbacks because of the original construction of the home. The appeal is denied by the Board and Mr. Palmer was directed to bring the new plan back to the DRC or remove the wall as required by DRC. By motion duly made and seconded, it was unanimously

**RESOLVED:** To deny Mr. Palmers appeal.

#### **COMMITTEE REPORTS**

**Covenant Enforcement Committee** – Mr. Luhman presented a covenant summary for the past month to the Board for their review. Nineteen issues were listed in the summary. Eleven matters are reoccurring, 6 new issues with 2 matters being resolved. Mr. Luhman suggests an informal first “step”(contacting the individual), the second violation would require a letter asking for a resolution to the problem and a 3<sup>rd</sup> violation would involve a letter indicating that legal action would be pursued.

Mr. Powers discussed the Eagle-Vail issue and the importance of understanding the covenants and by-laws. Mr. Powers also discussed the bear proof can which will cost approximately \$225.00 - \$290.00 and is a county wide ordinance that will be in effect April 1, 2008.

**Singletree Capital Projects and Beautification Committee** – Mr. Stephens reported that he had met with his Committee 3 times in regards to improving the following:

- a. Landscaping of the entrance to the subdivision.
- b. Improvement of the Community Center through landscaping
- c. Obscuring the power boxes with landscaping to obscure them from the road.
- d. The pocket park on Buckhorn and Winslow is also slated for improvements with hard landscaping and flowers.

Mr. Budd reported on the progress of the Winslow Underpass and the issues surrounding the roundabouts at the west entrance.

**Open Space, Trails and Environmental Committee –**

**Community Relations** – Cleanup Day on May 26<sup>th</sup> was reported by Doug Cogswell.

**DRC UPDATE** – No report

**METRO BOARD LIAISON REPORT –**

**OLD BUSINESS** – Singletree Administrator – The ad for the position is to be put in the paper tomorrow. Qualifications for the position were discussed. A management arrangement was discussed and it was concluded that SPOA should ask to have Metro and SPOA split the cost 75% to 25%. The Board also indicated the preference of having a joint committee be used to manage the administrator.

Mr. Powers gave a brief update on the Arrowhead parking lot.

**NEW BUSINESS –**

**ADJOURNMENT** – 9:00 p.m.