

**SINGLETREE PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTOR'S MEETING
June 26, 2008**

A Regular Meeting of the Board of Directors of the Singletree Property Owners Association meeting was held on Thursday, June 26, 2008, at 6:00 p.m., at the Singletree Community Center, Edwards, Colorado.

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

FISCAL YEAR – Ken Marchetti was present to discuss how to go about changing the association's fiscal year. SPOA will have to file form 1148 which is an application to change fiscal year. A Resolution was made to change the fiscal year from 7/30 to 12/31. By motion duly made and seconded, it was unanimously

RESOLVED: To change the fiscal year from 7/30 to 12/31.

TREASURER'S REPORT – Mr. Stephens presented the financials and payables to the Committee for their review. By motion duly made and seconded it was unanimously

RESOLVED: To approve the financials and payables except check #2243.

NOTE: Check #2243 for Dan Cox will not be disbursed at this time. The Board has authorized Mr. Powers to negotiate this bill against the purchase of the computer by Mr. Cox that was purchased by SPOA and used by Mr. Cox for covenant enforcement.

The check to Marti Jones for landscape consulting work in the amount of \$750.00 is approved by the Board.

In June 2008, the Association transferred the cash balances which exceeded the amount insured by the FDIC from US Bank to Alpine Bank. The funds were invested by Alpine Bank into Certificates of Deposit through the CDARS program which guarantees the funds are insured by FDIC.

08/09 BUDGET - Mr. Powers presented the 08/09 budget to the Board for their review. A motion was made to approve the 08/09 budget as submitted. By motion duly made and seconded, it was unanimously

RESOLVED: To approve the 08/09 budget as submitted.

COMMITTEE REPORTS:

Covenant Enforcement Committee – The Board reviewed the Covenant Enforcement log for the month of June.

Singletree Capital Projects and Beautification Committee Report – Mr. Stephens introduced the Beautification Committee: Jim Spiker, Carol Campbell, Herb Luhman, and Sherry Balias. (two members are Master Gardeners). Ken Berg another member of the committee was not available. Mr. Stephens reported that the Committee had met 6 or 7 times and decided that the two most important issues are maintenance and beautification. The committee received a landscape plan from 2 landscape businesses that includes the pocket parks and the community center. The Committee also felt that the screening of utility boxes, the golf course crossings and the Winslow entrance were important to the Committee. Ms. Campbell suggests contacting some

landscape architects to come up with a comprehensive plan. Mr. Powers and Mr. Stephens reported on a meeting that had been held with Doris Dewton and Ken Berg. The outcome of the meeting was that Metro would accept responsibility for pursuing and funding a comprehensive plan. Doris Dewton will be Committee Chairperson.

Survey: A “town meeting” will be held on July 14th and the survey results will be presented at this time. Herb Luhman was designated as the person to lead the discussion and Don Cohen will provide the audio visual support for the meeting.

Capital Projects – Mr. Budd stated that the hold up at this time is CDOT. Mr. Cohen will be contacting the County Commissioners in an effort to have CDOT move forward on the project. Mr. Budd indicated that the start date could be during the 3rd week in August. The likely closure of Winslow at the underpass was discussed with the primary concern being access by parents and students to the Miller Ranch schools.

Trails, Open Space and Environmental Committee – Mr. Powers reported gave a brief update on the Knob Hill trail. There appears to be many volunteers who want to do trail work. The annual agreement for work under the Cost Share Agreement will be presented at the next meeting and trail construction would be late fall. Mr. Powers noted that we have \$15,000 dedicated out of our Open Space and Trails Funds and Metro has \$25,000 budgeted.

Community Relations – Mr. Cunningham and Mr. Cogswell reported that plans for the annual community party were underway. Mrs. Martinez reviewed the invitations and the handling of the RSVP was discussed.

OLD BUSINESS –

NEW BUSINESS –

ADJOURNMENT – The meeting was adjourned at 8:30 p.m.