

**SINGLETREE PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTOR'S MEETING
March 15, 2007**

A Regular Meeting of the Singletree Property Owners Association was held on Thursday, March 15, 2007, at 6:00 p.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Chuck Powers, Herb Luhman, Mike Budd, Lauren Burnett, Dave Priboth, Walt Cunningham and Doug Cogswell.

MEETING MINUTES – The Board reviewed the February 15, 2007 meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the February 15, 2007 as submitted.

TREASURER'S REPORT – Mr. Priboth presented the financial statements and payables to the Board for their review. By motion duly made and seconded, it was unanimously

RESOLVED to approve the March financial statements and payables as submitted.

NOTE: Checks # 1965 for \$68.45 and #1964 for \$1267.50 were also included in the payables.

Mr. Priboth will explore policy regarding the collection of delinquent assessments and the filing of liens and fees that will be incurred with the filing of a lien.

COMMITTEE REPORTS

Covenant Enforcement Committee – Mr. Cunningham gave a brief report on the past months activities. He reported that there were 14 actions for the month. Mr. Cunningham also presented the “Notice for Illegally Parked Vehicle” form which will be a helpful tool for the Covenant Enforcement Administrator.

Mr. Powers presented the Use and Occupancy of Residential Dwelling Units to the Board for their review and discussion. Mr. Powers would like to have this and the other documents sent to property owners by April, 2007.

Singletree Capital Projects and Beautification Committee Report – Mr. Budd reported that a working session is planned for April 2nd.

Open Space, Trails and Environmental Committee – Mr. Powers discussed several issues in relation to the new trail head and presented a Memorandum of Understanding that would be executed by Sonnenalp, BCMD and SPOA. Parking and access seem to be a concern for some owners and Mr. Powers discussed alternatives for parking and why the Knob Hill trail access was chosen. The Board agreed that the mitigation proposed in the MOU was adequate and we should proceed.

Community Relations – The dates of June 9th or 16th was discussed for the Clean-Up Day. The issue of having another thistle eradication event was discussed and Mr. Cogswell indicated that the event should be reorganized and that we should hold a training session for the homeowners. He indicated and it was agreed that the door hangar program and team approach was not necessary. Mr. Luhman agreed to look in to the matter and see what could be another approach.

EVENTS DATES – The Board has decided on the following dates for SPOA events:

June 9th – Cleanup day

August 15th – Annual Meeting
August 25th – Annual Party

NEWSLETTER – Mr.Powers will contact Mr. Cohen to write an article regarding the plans for the Community Center. Covenant Enforcement, Sonnenalp membership programs and events.

ADJOURNMENT - The meeting was adjourned at 8:15 p.m.