

**SINGLETREE PROPERTY OWNERS ASSOCIATION  
BOARD OF DIRECTORS  
MEETING MINUTES  
June 18, 2015**

A Regular Meeting of the Singletree Property Owners Association was held on Thursday, June 18, 2015, at 4:00 pm, at the Singletree Community Center, Edwards, Colorado.

The members present were: Melissa Macdonald Nelson, Ralph Dockery and Ralph Merritt. Lee Rimel, Ann Darby and George Gregory were in attendance.

**MINUTES**

The Board reviewed the May 21, 2015, meeting minutes. There is an addition in under New Business that should read as follows: "A motion was made to approve the purchase of a radar speed sign at the cost of \$2,500.00. By motion duly made and seconded, it was unanimously

**RESOLVED** to approve the May 21, 2015, meeting minutes as amended."

**PUBLIC COMMENT**

Ms. Darby, architect for the Community Center remodel and expansion, solicited comments from Board members regarding the success of the remodel and future plans for expansion. The need for a cleaner workout facility currently was stressed. She will contribute questions for our proposed community questionnaire regarding the expansion.

**TREASURER'S REPORT**

Mr. Dockery presented the payables to the Board for their review. Check #3115 was held until back for clarification. A motion was made to approve the payables except check #3115. By motion duly made and seconded, it was unanimously

**RESOLVED** to approve the checks as submitted except check #3115.

A motion was made to remove funds in excess of \$240,000 from the Alpine Money Market account. These excess funds should be transferred into the US Bank Money Market account. All future dues and revenue are to be deposited directly into the Alpine Bank checking account. By motion duly made and seconded, it was unanimously

**RESOLVED** to transfer funds in excess of \$240,000 from the Alpine Money Market account into the US Bank Money Market account. All future dues and revenue are to be deposited directly into the Alpine Bank checking account.

The financial statement was tabled per clarification. Ms. Nelson will schedule a meeting with Ken Marchetti to discuss the financial statement.

**COMMITTEE REPORTS**

**Covenant Compliance/Legal Committee** – Ms. Martinez-Johnson presented the Open Violation report to the Board for their review. Mr. Merritt requested copies of all violation letters and will meet with Ms. Martinez-Johnson to follow up on open items. Ms. Martinez-Johnson requested additional help with Covenant Compliance patrols. No action was taken. A motion was made and seconded to fine owners \$100 with an appeal process for dogs running at large.

**Trails and Open Space Committee** – Lee Rimel asked for funds to place boulders on the north side of the stairs to the Singletree/Avon Connector trail to keep bikers on steps. He also recommended a “Caution Dismount” sign above the steps. Restoration work on this trail will be held Saturday, June 20, at 9:00 a.m. The crew will be cutting water bars, seeding and breaking up soil, and covering the seeded areas with slash. A motion was made to approve installation of the boulders for the north side of the trail, a dismount sign to be mounted on existing fence or nearby and modification of the existing fence. The cost is not to exceed \$400. By motion duly made and seconded, it was unanimously

**RESOLVED** to approve the necessary boulders for the north side of the trail, a dismount sign to be mounted on existing fence or nearby and modification of the existing fence. The cost is not to exceed \$400.

**Communications Committee** – Ms. Nelson reported that a homeowner survey will be put together with the Metro District. Questions will include electronic vs. printed newsletters, a community opt in directory and Community Center expansion preferences.

**DRC Committee** – Mr. Gregory reported that he felt that the DRC was fine with five members and one alternate. He stated that noncompliant structures can be grandfathered in if they have been in existence more than a year with no complaints. Greenhouses can be allowed if they adhere to guidelines and are not located in the setbacks.

**BCMD UPDATE** – Mr. Gregory gave a brief report on the past month’s activities of the District. He stated that the Board will discuss whether they are going forward with the construction of the Community Center expansion at their July meeting. Mr. Gregory announced that street paving in Singletree by Eagle County will be limited this year, starting at Latigo and ending at Winslow. Mr. Gregory reported that he favors combining the SPOA and BCMD Boards primarily for efficiency and financial reasons.

**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 this the 18<sup>th</sup> day of June, 2015.