

**SINGLETREE PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS
MEETING MINUTES
September 17, 2009**

A Regular Meeting of the Singletree Property Owners Association was held on Thursday, September 17, 2009, at 6:00 p.m., at the Singletree Community Center, Edwards, Colorado.

The members present were: Mike Budd, Doug Gray, Walt Cunningham, Barry Townsend, Susie Weber and Diane Levin. The Community Manager, Eileen Jacobs, was also in attendance.

MEETING MINUTES – The Board reviewed the August 20, 2009, meeting minutes. By motion duly made and seconded, it was unanimously

RESOLVED to approve the August 20, 2009 meeting minutes as submitted.

PROPOSED BOARD APPOINTEE'S – Patrick Horvath – Mr. Horvath introduced himself and gave a brief summary of his background and why he would like to be on the Board. The Board reviewed the resume of Mike Reisinger, who was not in attendance. After discussion, a motion was made to elect Patrick Horvath to the Board. Mr. Horvath will serve until the next annual meeting at which time a replacement director shall be elected to serve the balance of the term.

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

RESOLVED to approve the financials and payables as submitted.

COMMITTEE REPORTS

Covenant Enforcement – Ms. Weber gave a brief report on the past months activities. Mr. Townsend also gave a brief report on covenant issues. A covenant violation summary was presented to the Board for their review. Mr. Budd suggests creating a template for violations to allow for an easy review of status.

Singletree Capital Projects – Mr. Budd stated that the drainage issue at the underpass has been mitigated and awaits the signoff from all agencies.

Beautification Committee Report – No report at this time.

Open Space, Trails and Environmental Committee – Mike Larson was not present to give a report. Another work day was held at the end of August to continue work building the Knob Hill trail.

Community Relations – Mr. Cunningham reported that the party was successful and that the later start time and earlier buffet line were very well received. Ms. Martinez-Johnson was congratulated for her hard work and planning of the party.

Legal Committee – Ms. Levin reports that the Benda issue has been resolved. A new owner closed on the home yesterday and will be replacing the roof with original shake shingles. The Morgan issue is still unresolved and they have not requested approval from the Design Review for their deck redesign to bring it out of the setback. Assuming this cannot be accomplished by the deadline of October 1, Mr. Porterfield is prepared to file a contempt motion on October 2, 2009.

COMMUNITY MANAGER REPORT – The manager's report was presented in writing and is attached to these minutes for reporting purposes.

DRC UPDATE – No report at this time.

METRO BOARD LIAISON UPDATE – Ms. Levin will attend the next meeting.

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT – There being no further business to come before the Board, the meeting was adjourned at 8:45 p.m.