

**WILLOW CREEK VILLAGE DELEGATE AREA
ANNUAL MEETING OF THE MEMBERS
NOVEMBER 8, 2018
MINUTES**

Approved October 7, 2019

Call

The meeting was called to order at 7:03 pm by Willow Creek Delegate, Bob Arrington.

Notice

Director Arrington established the notice of the meeting was sent out in compliance with the Association Documents.

Attendance

Association Manager Steve Rippy, Association Office Manager Amie Martin and Administrative Assistant Sherry Loschke were also in attendance.

The following properties were represented by community members in attendance:

David Anthony, Bob Arrington, Richard Buchan, Lawrence Groves, Betsy Leonard and Ramona Short.

Quorum

A quorum was established with 7 in person and 9 proxies a quorum was established with 16 lots represented a quorum was established.

Approval of Minutes

Betsy Leonard made a motion and seconded by Ramona Short to approve the 2017 Board minutes. The motion passed unanimously.

Financial Reports

Steve Rippy presented the financial statement from 2017 Actual Budget through October 30, 2018 Actual Budget. Steve Rippy mentioned that 2018 was a very dry summer he said that being realistic going forward it would make more sense to mix in some xeriscaping to cut down on the water costs. Last year \$137,000 was spent on water. He also mentioned that Dependable Waste raised its rates last year and we did not pass it on to the consumer. This year the rates will increase for everyone in Battlement Mesa.

Open Discussion

David Anthony wanted to know why everyone has to pay extra because he doesn't put out extra trash and shouldn't be charged extra. He felt the people that put out extra trash should be charged extra.

Ramona Short wanted an update on the drilling in the area. Bob Arrington said that the COGCC has not approved A Pad so URSA isn't moving forward with any other locations until the A Pad is approved.

Steve Rippy stated this week Battlement Creek, Willow Park and Willow Ridge, the BMMD crew is taking out the signs and putting in the stone signs. Steve Rippy said the stone signs are \$4,300 and the wood

signs are \$3,300, the stone signs should last longer. David Anthony wanted to know who chooses the caption on the RHP signs in Saddleback Village. Steve Rippy explained that they are a big company and have certain logos for marketing.

Steve Rippy reported along Monument Creek they pulled the irrigation away from the fence so the water won't stain the fence and by doing this the fence should last longer.

Steve Rippy mentioned the reason some of the medians aren't landscaped is because there is no irrigation to them. He is trying to determine which will be more economical boring or digging to add irrigation.

David Anthony inquired about the pot holes by the fire station. Steve Rippy said they are trying to figure out how to patch the street areas properly and the contractors have been extremely busy.

Bob Arrington mentioned that BMSA bought the excess light poles for a good price from Battlement Mesa Company. BMSA paid \$38,000 for 100 light poles with the fixtures and will sell them back at market price.

Ramona Short mentioned that several of them have been run into.

Betsy Leonard wanted to know whose responsibility it was to plow the roads in the winter. Steve Rippy said Garfield County plows and they usually have a contractor do it. He advised Betsy Leonard to contact Garfield County Road and Bridge. Lawrence Groves mentioned that they put 18 inches of snow in his driveway. Steve Rippy said the policy is to plow to the side.

David Anthony asked if there was any resolution on R.V. parking. Mr. Bob Arrington mentioned that Steve Rippy has been working on the covenants. Steve Rippy explained that R.V.'s have 72 hours from Spring to Fall in a two (2) week period.

Steve Rippy said the Parks & Rec sidewalk project is in progress over to the middle school, down into Sipperelle Drive and to the Recreation Center. Basically it is a mile loop around the school which will get the kids to and from school safer.

Betsy Leonard wanted to know who maintains the trails. Mr. Steve Rippy said BMSA snow removal and trash pickup. David Anthony said that he picks up trash on the trails. Mr. Steve Rippy said we have a part-time BMMD employee to do the trash and dog stations on the trails. Mr. David Anthony said the trash is getting worse. Betsy Leonard asked for another trash can because when she is walking and picks up trash she has to pack it all the way to Clark's Market to throw it away. Mrs. Betsy Leonard thought a dumpster by the apartments would be a good location. Steve Rippy asked Betsy Leonard to come in to the office and pin-point a spot on a map. She said she would.

Richard Buchan said that the stop sign in front of the water fall is dangerous. Steve Rippy said the first house on the left has overgrown shrubs and he had BMMD maintenance crew trim them back. Bob Arrington mentioned that maybe the county can assist with the stop sign.

Election of Delegate

Bob Arrington stated that he was interested in the three (3) year term. Richard Buchan made the motion and was seconded by David Anthony to appoint Bob Arrington to the BMSA Board as a delegate. The motion passed unanimously.

Lawrence Groves made the motion to adjourn at 7:45 pm.