

**APPROVED**

3-19-19



BATTLEMENT MESA

**Service Association**

BATTLEMENT MESA SERVICE ASSOCIATION  
REGULAR MEETING OF THE BOARD OF DIRECTORS  
February 19, 2019

Present:

Laurel Koning	President, Battlement Creek Village
Bob Arrington	Vice President, Willow Creek Village
John Shepherd	Sec/Treasurer, Canyon View Village
John Keller	Director, The Reserve
Brad Gates	Director, Fairways
John Constine	Director, Mesa Ridge Townhomes
Eric Schmela	Declarant, Battlement Mesa Partners by Proxy
Justin Caselman	Director, Stone Ridge Village
Dale Johnson	Director, Princeton Management Properties
Amy Provstgaard	Director, Tamarisk Village

Absent Board Members:

Dianna Arnett	Director, Tamarisk Meadows
Brad Hoy	Director, Valley View Village
Al Reuter	Director, Eagle's Point
Robert Gross	Director, RHP Properties

Also Present:

Steve Rippy	Association Manager
Sherry Loschke	Administrative Assistant

Community Members Present: James Lindsay, Debra Underwood, Chuck Hall

**OWNERS OPEN FORUM-** Mary Lee Morlang presented a request of support to the Board for the upcoming Battle on the Mesa special event sponsored by the Parachute/Battlement Mesa Park and Recreation District. The Board agreed to consider the request later in the meeting under New Business. Debbie Underwood introduced herself and mentioned that she is a delegate candidate for the Director Monument Creek delegate position which is currently vacant.

**CALL TO ORDER-** Director Koning called the meeting to order at 9:07 AM

**DISCLOSURE OF CONFLICT-** None

**QUORUM**

A quorum was established for the regular meeting.

**KIRBY WYNN-GARFIELD COUNTY OIL & GAS LIAISON-** Mr. Kirby Wynn reported that there was one odor report last month and it was taken care of right away. He also reported that the URSA "A" pad (located near the BMMD wastewater facility) was recently approved by the COGCC.

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*The Colorado Dream*

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The A Pad and the previously approved L Pad (located near Grace Bible Church) are part of URSA's Phase II development within the Battlement Mesa PUD and the final portion of URSA's development in Battlement Mesa. He reported on 2/15/19, a lawsuit was filed in Denver District Court by the Battlement Concerned Citizens and Grand Valley Citizen Alliance to vacate the recent approval of the A Pad by the COGCC.

**January 15, 2019 REGULAR MEETING MINUTES-** a motion was made by Director Shepherd and seconded by Director Gates to approve the January 15, 2019 regular meeting minutes with correction. The motion carried unanimously.

**FINANCIAL REPORTS-** A motion was made by Declarant Schmela and seconded by Director Provastgaard to approve January Financials. The motion carried unanimously.

### **COMMITTEE REPORTS**

**Finance Committee-** See attached written report.

**Architectural Committee-** See attached written report.

**Covenant Control Committee-** See attached written reports.

**Oil & Gas Committee-** No report

**Parks & Open Space & Trails Committee-** No Report

**Associated Governments of Northwest Colorado-** No Report

**ENERGY ADVISORY BOARD-** Director Arrington reported the spill on Parachute Creek and was cleaned up. The spill did not get into Parachute Creek.

**MANAGER REPORT-** See attached written report.

**DECLARANT REPORT-** Declarant Schmela reported the Wells Fargo branch bank will be closing in May. The Wells Fargo bank signs will remain at the location until December when the current lease expires.

Declarant Schmela reported that the Battlement Mesa Company has filed a zone text amendment with Garfield County on some of their vacant lands located within the Battlement Mesa PUD but outside the boundaries of the Battlement Mesa Service Association. The text amendment is to allow agricultural uses of these lands which have been lying vacant for many years and in some instances have recently been used to graze cattle. The zone text amendment would not allow certain offensive uses such as cattle feed lots, pig farms or chicken production. Agricultural products like hay, corn, wheat, potatoes along with hemp would be allowed. Mr. Schmela stated that the growing of hemp was being proposed at three different locations of the property.

**NEW BUSINESS-** The Annual BMSA Meeting is set for April 11, 2019, box lunch will be served at 6:00 PM and the meeting will start around 7:00 PM.

A motion by Director Arrington and seconded by Director Schmela to approve a day care at 103 Hawthorne proving the license and the insurance are obtained and provided to the BMSA. The motion passed unanimously.

A motion by Declarant Schmela and seconded by Director Provastgaard to approve a donation of \$300.00 to the Battle on the Mesa 5K Run or Walk being held on Saturday, April 27, 2019 beginning at 9:00 a.m. at the Grand Valley Recreation Center.

A donation request from the KSUN radio station was considered. The board tabled the discussion until the March meeting to review the amount donated to KSUN in 2018.

**UNRESOLVED/WORKING ITEMS-**

**OLD BUSINESS-** None

**OTHER BUSINESS-** None

**ADJOURNMENT-** The meeting adjourned at 10:45 am.