



BATTLEMENT MESA SERVICE ASSOCIATION REGULAR MEETING OF THE BOARD OF DIRECTORS July 16, 2019

Present: Laurel Koning

President, Battlement Creek Village Vice President, Willow Creek Village

Bob Arrington
John Shepherd
Dale Johnson

Sec/Treasurer, Canyon View Village
Director, Princeton Management Properties

Amy Provstgaard

Director, Tamarisk Village Director, The Reserve

John Keller Brad Gates

Director, Fairways

Dianna Arnett Robert Gross Director, Tamarisk Meadows
Director, RHP Properties, by Proxy

Robert Cizik

Director, Mesa Ridge

Absent Board Members:

Eric Schmela

Declarant, Battlement Mesa Partners

Samuel Stewart

Director, Monument Creek Village

Justin Caselman

Director, Stone Ridge Village

Al Reuter

Director, Eagle's Point

Also Present:

Steve Rippy

Association Manager

Sherry Loschke

Administrative Assistant

Community Members Present: Bob Campbell, Keith Sheppelman and Marty Campbell.

OWNERS OPEN FORUM- Ann Kellerby representing the Grand Valley Park Association is requesting if the BMSA could make a donation for Grand Valley days that will be held August 16 thru August 18, 2019.

CALL TO ORDER- President Koning called the meeting to order at 9:08 a.m.

DISCLOSURE OF CONFLICT- None

QUORUM - A quorum was established for the regular meeting. President Koning introduced the new Director for Mesa Ridge, Mr. Robert Cizik.

KIRBY WYNN-GARFIELD COUNTY OIL & GAS LIAISON- Mr. Kirby Wynn reported that we had one call last month in regards to Oil and Gas. He announced the next EAB meeting will be August 1, 2019 with a catered dinner prior to the meeting at 195 14th Street in Rifle, CO. Dinner begins at 5:30 pm. Morgan Hill will be the guest speaker, she manages Garfield County's air quality monitoring program near URSA Operating Company well pads within the Battlement Mesa PUD.

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Mr. Wynn reported that the COGCC's next regular meeting will be held on July 31-August 1, 2019 in Denver at Denver CU School of Public Affairs. The agenda items are: Continuation of 500 Series Rulemaking (Rules of Practice and Procedure) on July 31, 2019 beginning at 1:00 pm and SB 19-181 Rulemaking Scoping Discussion – August 1, 2019 beginning at 1:00 pm.

JUNE 18, 2019 REGULAR MEETING MINUTES- A motion was made by Director Gates and seconded by Director Keller to approve the June 18, 2019 regular meeting minutes with the correction. The motion carried unanimously.

FINANCIAL REPORTS- A motion was made by Director Gates and seconded by Director Provstgaard to approve June Financials subject to audit. The motion carried unanimously.

COMMITTEE REPORTS

Finance Committee- See attached written report.

Architectural Committee- See attached written report. Mr. Sheppleman reported there were 6 solar installations and 2 more on the agenda for the next meeting.

Covenant Control Committee- See attached written reports.

Oil & Gas Committee-. Nothing New To Report

Parks & Open Space & Trails Committee- Nothing New To Report

Associated Governments of Northwest Colorado- Nothing New To Report

EAB- Nothing New To Report

Manager Report- See attached written report. Mr. Steve Rippy reported that paving project on Arroyo Drive is complete. The Valley View Subdivision has not appointed a new delegate yet. Mr. Steve Rippy reported that in the Tamarisk Village Subdivision there are 3 properties that are not hooked up to the irrigation for the front yards but are paying the assessment. Mr. Steve Rippy is going to get hold of Eric Short to review what the cost would be to install irrigation in the front yards of those properties.

Declarant Report- Declarant was absent

NEW BUSINESS- A motion was made by Director Gates and seconded by Director Keller to donate \$500.00 to the Grand Valley Park Association for Grand Valley Days.

Director Koning commented that a request had been made to her about the BMSA providing a donation to KSUN radio. The Board discussed that they believe they had approved a donation to KSUN earlier in the year. Upon review it was noted that the Board had approved a \$300 donation to KSUN at the March 19, 2019 Board of Director's meeting.

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Director Koning expressed that it would be nice to do something formal to welcome the new Dollar General Store into the community.

Director Provstgaard presented a letter given to her by a member of Tamarisk Village in reference to a request that the covenants be modified to allow metal roofs. The Board discussed that colored metal roofs are very common today and constricted of much better quality than in the years the covenants were originally established. The Board directed the Architectural Committee to review the possibility of allowing metal roofs and the necessary language to establish adequate architectural standards.

Director Arnett expressed a covenant violation concern as some of her neighbor's dogs bark for extended periods of time when the owners get home from work and have the dogs outside. The Board discussed the issue of barking dogs and the difficulty of defining when a barking dog reaches the level of a violation.

UNRESOLVED/WORKING ITEMS- The only uncompleted item was to Repair/replace club sign along W Battlement Parkway.

OLD BUSINESS- None

OTHER BUSINESS- None

ADJOURNMENT- The meeting adjourned at 10:25 am.

HEARING- Re-ajourn after hearing process at 10:33 am.

17 Mineral Springs- Director Arrington made the motion and Director Keller seconded that after one week if the yard is not cleaned up. Battlement Mesa Service Association's maintenance person will go in and clean the yard. The fee will be double charged and a fine of \$50.00 per week will be imposed.