

Approved 11.21.17

**BATTLEMENT MESA SERVICE ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
OCTOBER 17, 2017**

Present:	Laurel Koning Bob Arrington John Shepherd Eric Schmela John Constine John Johnson Joel Toomey Dianna Arnett Amy Provstgaard John Keller	President, Battlement Creek Village Vice President, Willow Creek Village Sec/Treasurer, Canyon View Village Declarant, Battlement Mesa Partners Director, Mesa Ridge Townhomes Director, Monument Creek Village Director, Stone Ridge Village Director, Tamarisk Meadows Director, Tamarisk Village Director, The Reserve
Absent:	Al Reuter Brad Hoy	Director, First Eagle's Point Director, Valley View Village
Also Present:	Steve Rippy Amie Martin	Association Manager Administrative Assistant
Community Members Present:	Keith Sheppelman Kirby Wynn	Kateri Feck Cheryl Robacker

OWNERS OPEN FORUM

Kateri Feck stated that she is in the process of purchasing a home in The Reserve. She has a FedEx truck that would be parked in the driveway. She is asking for a variance because the truck is 110" tall and the covenants state it cannot be over 100" tall.

The Board of Directors stated they would discuss the request during new business and get back to her.

CALL TO ORDER

Director Koning called the meeting to order at 9:04 am.

DISCLOSURE OF CONFLICT

None

KIRBY WYNN-GARFIELD COUNTY OIL & GAS LIAISON

Kirby Wynn stated that URSA began the completion stage of Phase I on the B pad in Battlement Mesa on October 16, 2017. He did receive one complaint because of bright lights. Mr. Wynn stated that the contractor has made some changes to the lighting. URSA is also drilling the remaining 14 wells on the D pad and once completions are done on the B pad they will move to the D pad for completions then Phase I will be complete. Mr. Wynn reported that URSA is holding their community meeting on October 25, 2017 at the Grand Valley Fire Protection District. Mr. Wynn also reported that the Garfield County Planning Commission approved URSA's Phase II plan with conditions. The Board of County Commissioners will tour the sites on October 9, 2017 beginning at 9:00am. The community is allowed to tour the sites with the BOCC but there will be no questions or comments taken from the community at that time. The Board of County Commissioners will hold a hearing regarding Phase II at the Grand Valley Recreation Center on November 14, 2017 at 9:00 am. Mr. Wynn reported that the Colorado Oil & Gas Conservation Commission is also reviewing URSA's Phase II plan but will not make a decision until the BOCC has made their decision. Mr. Wynn reported that he did receive a complaint from an owner off of N Battlement Parkway regarding the truck traffic. URSA has assured Mr. Wynn that they have completed the items that caused much of the truck traffic so the URSA truck traffic should cease. Mr. Wynn is still researching other contractors that also added to the substantial number of trucks going through Battlement Mesa.

SEPTEMBER 19, 2017 MEETING MINUTES

A motion was made by Director Constine and seconded by Director Keller to approve the September 17, 2017 regular meeting minutes as presented. The motion carried unanimously.

FINANCIAL REPORTS

A motion was made by Director Arrington and seconded by Director Provstgaard to approve the September 2017 financial statements; subject to audit. The motion carried unanimously.

COMMITTEE REPORTS

Finance Committee-See attached written report.

Architectural Committee-See attached written reports.

Keith Sheppelman reported that there are 2 new houses being built in Battlement Mesa. The house at 38 Snowberry Place in Stone Ridge Village has been completed, except for the landscaping. The buyers have 12 months from October 19, 2017 to complete the landscaping. The foundation has been completed and they are now backfilling for the home at 8 Meadow Creek Drive in The Reserve.

Covenant Control Committee-See attached written reports.

Oil & Gas Committee-No written report.

Parks, Open Space & Trails Committee-No written report.

Associated Governments of Northwest Colorado-See attached written report.

Energy Advisory Board-See attached written report.

MANAGER REPORT

See attached written report.

DEVELOPER REPORT

Declarant Schmela reported that they have rented 3 units at the Saddleback Village Convenience Center to Moo's Place. They are currently remodeling all three units.

Declarant Schmela reported that he is in discussions with a company to open a new Mexican restaurant at the BM Plaza.

Declarant Schmela reported that he has about 100 street light poles, which he would like to sell or dispose of, at the BM Service Center. He asked the Board if they would be willing to purchase some of them at a discounted rate instead of charging a per pole rate. The Board of Directors will discuss the issue further at the next Board meeting.

Declarant Schmela reported that he has 2 billboards, one along parachute Creek Rd and one along east bound I-70 west of exit 75. He asked the Board if they would be willing to purchase the billboards. The Board asked Declarant Schmela to get figures to Mr. Rippey so they could discuss the potential purchase at the next Board meeting.

NEW BUSINESS**Review 2018 Preliminary Budget**

The Board of Directors reviewed the 2018 preliminary budget with no increase in the homeowner's dues.

Variance Request

After a discussion, the Board denied the request by Ms. Feck for a variance to park an oversized vehicle (110") at a residence in The Reserve.

OLD BUSINESS

Village Entry Signs

A motion was made by Director Provstgaard and seconded by Director Johnson to approve the purchase of a sand stone village entry sign only for Monument Creek Village, at this time. The motion carried unanimously.

OTHER BUSINESS

UNRESOLVED/WORKING ITEMS

Director Koning reviewed the unresolved/working items report.

ADJOURNMENT

The meeting adjourned at 11:23 am.

BMSA Financial Committee

October 17, 2017 Report on Financial Documents

For September 2017

Operating Accounts

September is the ninth month of our fiscal year or 75% of the year.. The results for YTD continue to be very positive. On the income side, Actuals exceeded the Budget amounts by \$68,027. The biggest contributors were both the Common Assessments and the Developer's. Also Fines and Attorney fees also contributed. Of interest, Comcast returned to underrunning the budget as expected. Although this is not a significant part of the budget.

On the Expenditure side, the actuals were below the budgeted amounts by \$77,833. Most accounts underran their budget amounts and very few overran. Again, we must remind you that some accounts have just not been billed, so the Income over Expense can be misleading, however results do look good. Item of interest, there has been no Bad Debt write-offs to date.

As stated, the bottom line for August Income over Expenses show a positive \$109,071. Unless something unexpected occurs our year end should remain positive.

On the Balance Sheet, all of the accounts are consistent with past history and there is nothing of concern.

Copies of the September 2017 financials are included in your packets.

Reserve Accounts

We also reviewed the Reserve Accounts. \$76,149 was expended for Median, Trails, and Waterfall Improvements. No expenditures were made out of the Edward Jones reserves during this period.

The reserve amounts invested with Edward Jones continue to earn small amounts and are consistent with the State Laws requiring investing in secure accounts. The current amounts invested with Edward Jones are \$744,432.

The audit for 2016 has been completed with no significant recommendations.

The CPA completed the 2016 Tax Return, it has been signed and filed with the IRS and Colorado on time. Since we are a non-profit Corporation, we still must pay taxes on income that is unrelated to our HOA activities such as Interest Income, Franchise Income.

**Architectural Committee Meeting
September 20, 2017**

1. 101 Battlement Creek Trail
Owner: Dennis & Gail Brodsack
Subdivision: Battlement Creek Village
Request: Install deck to back patio area
Completion Date: October 10, 2017
Committee Action: Approved

2. 62 Sagemont Circle
Owner: Crystal Mecham
Subdivision: Monument Creek Village
Request: Stain fence
Completion Date: October 31, 2017
Committee Action: Approved

Battlement Mesa Service Association / Covenant Violations – 2017

<u>September</u>	Maintenance			
<u>Village</u>	<u>of Property</u>	<u>Trashcan</u>	<u>Parking</u>	<u>Miscellaneous</u>
Monument Creek	33	1	5	0
Tamarisk Village	5	4	1	0
Tamarisk Meadows	16	0	2	0
Valley View	11	0	3	0
Willow Creek	9	0	0	0
Eagles Point	3	0	0	0
Stone Ridge	3	0	1	0
Battlement Creek	5	0	2	0
The Reserve	1	0	0	0
Canyon View	0	1	0	0
Mesa Ridge	0	0	0	0
Fairways	0	0	1	0
	86	6	15	0
				107

Year to Date / January – September

<u>Village</u>	<u>Maintenance of Property</u>	<u>Trashcan</u>	<u>Parking</u>	<u>Miscellaneous</u>	<u>Total</u>	<u>Pct.</u>
Monument Creek	169	63	105	6	343	32.2%
Tamarisk Village	99	58	49	5	211	19.8%
Tamarisk Meadows	87	16	31	0	134	12.6%
Valley View	51	50	19	3	123	11.5%
Willow Creek	33	19	17	0	69	6.5%
Eagles Point	17	10	7	0	34	3.2%
Stone Ridge	13	4	13	2	32	3.0%
Battlement Creek	16	20	18	4	58	5.5%
The Reserve	8	8	10	1	27	2.5%
Canyon View	2	14	7	1	24	2.3%
Mesa Ridge	0	3	1	0	4	0.4%
Fairways	4	0	1	0	5	0.5%
	499	265	278	22	1064	
Percent	46.9%	24.9%	26.1%	2.1%		

Battlement Mesa Service Association / Covenant Violations – September 2017

Village	Address	Date	Violation	Action
Tamarisk Village	216 E. Tamarack Circle	09/11	Trashcan	
Tamarisk Village	250 E. Tamarack Circle	09/11	Trashcan	
Tamarisk Village	44 W. Tamarack Circle	09/11	Maintenance of Property	Fine
Tamarisk Village	114 W. Tamarack Circle	09/11	Trashcan	
Tamarisk Village	116 Queen City Circle	09/11	Inoperable Vehicle	
Tamarisk Village	158 Queen City Circle	09/11	Trashcan	
Tamarisk Village	42 Queen City Circle	09/11	Maintenance of Property	
Tamarisk Village	42 Queen City Circle	09/28	Maintenance of Property	Fine
Tamarisk Village	36 E. Bonanza Place	09/28	Maintenance - Dead Tree	
Tamarisk Village	163 Cedar Circle	09/28	Maintenance - Dead Tree	
Tamarisk Meadows	36 Black Sulphur Place	09/11	Maintenance of Property	Fine
Tamarisk Meadows	392 Mineral Springs Circle	09/11	Maintenance of Property	Fine
Tamarisk Meadows	252 Mineral Springs Circle	09/11	Maintenance of Property	Fine
Tamarisk Meadows	27 Crestone Place	09/11	Maintenance of Property	
Tamarisk Meadows	36 Crestone Place	09/11	Maintenance of Property	
Tamarisk Meadows	27 Baker Hill Place	09/11	Maintenance of Property	
Tamarisk Meadows	36 Baker Hill Place	09/11	Maintenance of Property	Fine
Tamarisk Meadows	47 Baker Hill Place	09/11	Maintenance of Property	
Tamarisk Meadows	48 Goldfield Court	09/11	Maintenance of Property	Fine
Tamarisk Meadows	48 Goldfield Court	09/11	Abandoned Vehicle	Fine
Tamarisk Meadows	36 Black Sulphur Place	09/28	Maintenance of Property	Fine
Tamarisk Meadows	27 Crestone Place	09/28	Maintenance of Property	Fine
Tamarisk Meadows	36 Crestone Place	09/28	Maintenance of Property	Fine
Tamarisk Meadows	36 Baker Hill Place	09/28	Parking – Trailer	
Tamarisk Meadows	36 Baker Hill Place	09/28	Maintenance of Property	Fine
Tamarisk Meadows	47 Black Sulphur Place	09/28	Maintenance of Property	
Tamarisk Meadows	6 Mineral Springs Circle	09/28	Maintenance of Property	
Tamarisk Meadows	312 Mineral Springs Circle	09/28	Maintenance - Dead Tree	
Monument Creek	27 Aspen Way	09/11	Maintenance of Property	
Monument Creek	102 Sagemont Circle	09/11	Maintenance of Property	
Monument Creek	120 Sagemont Circle	09/11	Maintenance of Property	Fine
Monument Creek	217 Sagemont Circle	09/11	Maintenance of Property	Fine
Monument Creek	10 Spruce Court	09/11	Maintenance of Property	
Monument Creek	51 Hackberry Lane	09/11	Maintenance of Property	
Monument Creek	54 Hackberry Lane	09/11	Maintenance of Property	
Monument Creek	50 Holly Way	09/11	Maintenance of Property	
Monument Creek	41 Holly Way	09/11	Maintenance of Property	
Monument Creek	591 Ponderosa Circle	09/11	Maintenance of Property	
Monument Creek	471 Ponderosa Circle	09/11	Maintenance of Property	
Monument Creek	323 Ponderosa Circle	09/11	Maintenance of Property	
Monument Creek	139 Ponderosa Circle	09/11	Maintenance of Property	
Monument Creek	105 Juniper Lane	09/11	Parking – RV	Fine
Monument Creek	33 Wintergreen Way	09/11	Maintenance of Property	Fine
Monument Creek	13 Dogwood Lane	09/11	Maintenance of Property	Fine
Monument Creek	54 Oak Court	09/11	Maintenance of Property	
Monument Creek	55 Rosewood Way	09/11	Maintenance of Property	
Monument Creek	68 Rosewood Way	09/11	Maintenance of Property	
Monument Creek	116 Rosewood Way	09/11	Trashcan	
Monument Creek	166 Rosewood Way	09/11	Abandoned Vehicle	Fine
Monument Creek	105 Juniper Lane	09/20	Parking – RV	Fine
Monument Creek	56 Hawthorne Way	09/21	Parking – RV	

Village	Address	Date	Violation	Action
Monument Creek	10 Spruce Court	09/28	Maintenance of Property	Fine
Monument Creek	11 Spruce Court	09/28	Maintenance of Property	
Monument Creek	54 Hackberry Lane	09/28	Maintenance of Property	Fine
Monument Creek	50 Willow View Way	09/28	Maintenance of Property	
Monument Creek	50 Pinyon Place	09/28	Maintenance of Property	
Monument Creek	28 Sumac Court	09/28	Parking – Trailer	
Monument Creek	50 Sumac Court	09/28	Maintenance of Property	
Monument Creek	50 Sumac Court	09/28	Maintenance of Property	Fine
Monument Creek	116 Rosewood Way	09/28	Maintenance of Property	
Monument Creek	95 Bristlecone Court	09/28	Maintenance - Dead Tree	
Monument Creek	38 Pine Tree Place	09/28	Maintenance - Dead Tree	
Monument Creek	41 Holly Way	09/28	Maintenance - Dead Tree	
Monument Creek	32 Pinyon Place	09/28	Maintenance - Dead Tree	
Monument Creek	55 Sumac Court	09/28	Maintenance - Dead Tree	
Monument Creek	37 Sumac Court	09/28	Maintenance - Dead Tree	
Monument Creek	65 Lupine Lane	09/28	Maintenance - Dead Tree	
Stone Ridge	311 Lodgepole Circle	09/11	Maintenance of Property	
Stone Ridge	195 Lodgepole Circle	09/21	Parking – RV	
Stone Ridge	311 Lodgepole Circle	09/28	Maintenance of Property	Fine
Stone Ridge	222 Lodgepole Circle	09/28	Maintenance - Dead Tree	
Canyon View	250 Limberpine Circle	09/11	Trashcan	
Eagles Point	105 Talon Trail	09/12	Maintenance of Property	
Eagles Point	26 Talon Trail	09/28	Maintenance - Dead Tree	
Eagles Point	162 Eagle Ridge Drive	09/28	Maintenance - Dead Tree	
Valley View	0024 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0090 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0079 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0110 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0153 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0165 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0218 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0255 Cliff View Circle	09/12	Maintenance of Property	
Valley View	0294 Cliff View Circle	09/12	Parking – In Gravel Area	
Valley View	0114 Angelica Circle	09/28	Parking – Trailer	
Valley View	0079 Cliff View Circle	09/28	Maintenance of Property	Fine
Valley View	0126 Cliff View Circle	09/28	Maintenance of Property	
Valley View	0218 Cliff View Circle	09/28	Maintenance of Property	Fine
Valley View	0294 Cliff View Circle	09/28	Parking – In Gravel Area	Fine
Willow Creek	92 River View Place	09/12	Maintenance of Property	
Willow Creek	238 Willow Creek Trail	09/12	Maintenance of Property	
Willow Creek	78 Willow creek trail	09/12	Maintenance of Property	
Willow Creek	40 Promontory Place	09/12	Trashcan	
Willow Creek	18 Willow Creek trail	09/12	Maintenance of Property	
Willow Creek	76 Ridge View Place	09/12	Maintenance of Property	
Willow Creek	38 Ridge View Place	09/12	Maintenance of Property	
Willow Creek	125 Ridge View Place	09/12	Maintenance of Property	
Willow Creek	238 Willow Creek Trail	09/28	Maintenance of property	Fine
Willow Creek	37 Green Mesa Place	09/28	Maintenance - Dead Tree	
Battlement Creek	665 Battlement Creek Trail	09/12	Maintenance of Property	
Battlement Creek	401 Battlement Creek Trail	09/12	Maintenance of Property	
Battlement Creek	95 Roan Creek Drive	09/12	Maintenance of Property	
Battlement Creek	192 Roan Creek Drive	09/12	Parking – Camper	
Battlement Creek	665 Battlement Creek Trail	09/28	Maintenance of Property	Fine
Battlement Creek	192 Roan Creek Drive	09/28	Parking – Camper	Fine
Battlement Creek	182 Boulder Ridge Drive	09/28	Maintenance – Dead Tree	



ASSOCIATED GOVERNMENTS
OF NORTHWEST COLORADO

AGENDA

AGNC BOARD OF DIRECTORS & MEMBER MEETING

October 18, 2017

9:00 am – 1:30 pm

Colorado Northwestern Community College, 2801 W. 9th St., Craig, CO 81625

Pledge of allegiance

9:00 A.M 1. **Call to order and introductions** – Ray Beck, Chairman:

Approval of minutes

2. **Financial report** – Bonnie Petersen

3. **Project and Committee Reports:**

Dinosaur Welcome Center – Cheryl McDonald

Area Agency on Aging - Dave Norman

Government Relations - Dianna and Ted Orf

10:00-10:30 Member Roundtable

10:30-10:45 Break

10:45-11:15 Member Roundtable Continued

11:15-12:00 NW Colorado SBDC Discussion – (Representative) Colorado SBDC

12:00-12:30 Lunch

12:30 -1:00 Federal Delegation Updates

1:00 - 1:30 Administrative Update

4. **Bonnie Petersen**

Administrative Update

5. **New Business:**

*Next Meeting is on November 15, 2017, Rio Blanco County Courthouse,
555 Main St., Meeker, CO 81641*

6. **Adjournment**

THANK YOU TO OUR OCTOBER BOARD MEETING SPONSOR:





ASSOCIATED GOVERNMENTS OF NORTHWEST COLORADO

P.O. Box 593, Grand Junction, CO 81502 Phone: 970-665-1095

Small Business Development Centers (SBDC) Fact Sheet for Consideration

At the September AGNC Board meeting, AGNC members present agreed to ask their boards and councils for a demonstration of interest regarding the potential for AGNC to host a NW SBDC for the region. Below are some key points regarding this concept and we would appreciate feedback from your organization before and/or at the October 18, 2017, AGNC board meeting to be held in Craig, Colorado at the CNCC campus.

- Colorado SBDC's are dedicated to helping existing and new businesses grow and prosper in Colorado by providing free and confidential consulting and no- or low-cost training programs.
- Colorado SBDC's are located around the state with a team of business experts ready to help businesses to create and retain jobs, secure loans, increase sales, win government contracts, obtain certifications and more.
- NW Colorado, except for Mesa County, is not currently served by an SBDC leaving businesses in our region with little access to the services available through other SBDC's.
- AGNC members and board are considering acting as a "host" for an SBDC in the region (excluding Mesa County) provided the state SBDC will split the region and SBA funding for the region can be assigned to an AGNC SBDC.
- SBA Funding must be matched and it will be necessary to identify funding in excess of an expected match of around \$40,000 in order to have an effective program.
- AGNC membership dues are not adequate to provide the match; it will be important that counties, municipalities and hopefully, businesses will come to the table and provide an annual funding amount in support of an SBDC.
- It would be appropriate for counties to provide a \$5,000 to \$10,000 per year match; and for municipalities to provide a \$1,000 to \$5,000 per year match.
- If local governments indicate a strong level of support for an SBDC, then businesses and industries will be approached to see if support can be obtained from them as well.
- There are 14 community-based full-time centers in the state and more than 70 part-time centers that provide free one-on-one consulting services in the areas of – Marketing, business plan writing, financial assistance, loan packaging, QuickBooks, social media strategies, certifications, international trade, business valuation, management, feasibility analysis, government procurement, website development, taxes, human resources, access to capital, e-commerce and exit strategies.
- It has been shown that businesses that have access to capital and technical resources are significantly more likely to succeed. It is important that we help businesses succeed and grow in our communities in order to retain and attract workforce as well as other businesses to the area.

- If you want to learn more about SBDC's <http://www.coloradosbdc.org/home> will provide a number of answers.
- The economic development organizations and many of the chambers in the region are supportive of AGNC acting as a host for an SBDC in the region and very much want to see this happen. These organizations will be key partners in making such an endeavor a success.
- Please take this concept to your council/board and ask them if they would be willing to support the concept.
- We are not sure of the exact timing but would anticipate a need for funding in 2018 provided the Colorado SBDC office can work with us to make a NW SBDC manageable.
- Please let AGNC staff know if your organization is supportive of this idea by contacting us at 970-665-1095 or via email at bonnie@agnc.org.
- We will have further discussion about this topic at the October 18, 2017, board meeting – please join us for that discussion. The meeting will be held from 9 am to 1:30 pm at the CNCC campus located at 2801 W. 9th Street, Craig, CO.
- THANK YOU FOR YOUR ASSISTANCE!

EAB AGENDA

Garfield County Energy Advisory Board

Thursday, October 5th 2017

Garfield County Rifle Administration Building

195 W. 14th Street, 2nd Floor, Rifle, CO

Begins at 5:30pm

Mission Statement: To provide a forum for the oil and gas industry, the public, impacted landowners and local government to prevent or minimize conflict associated with oil and gas development through positive and proactive communication and actions that encourage responsible and balanced development of these resources within Garfield County.

Time	Item	Leader
5:30 pm	Catered Dinner for all attendees	EAB and Public
6:00 – 6:05	Roll Call and reading of the mission statement and new member introduction: Luis Yllanes representing Town of Carbondale	EAB Secretary
6:05 - 6:10	Approval of previous meeting minutes	EAB Chair
6:10 – 6:15	New Business:	EAB Chair
6:15 – 6:20	Old Business: 2018 officer election committee update	
6:20 – 7:00	Educational Presentation: The Energy Industry's Economic and Fiscal Impacts to Garfield County	Theresa Wagenman, Finance Director, Garfield County
7:00 – 7:10	Public Comments: Individuals are limited to 3 minutes each. Items requiring follow-up will be assigned to a sub group to facilitate resolution.	EAB Chair
7:10 – 7:20	Community Counts and State/Federal agency updates	Community Counts and State/Federal Agencies
7:20 – 7:35	EAB Member Oil and Gas Updates: <ul style="list-style-type: none">• Operators• Garfield County Oil & Gas Liaison• Citizens• Local Organizations• Colorado Mountain College• COGCC• Municipalities	EAB Members Provide Oil and Gas Activity and Related Updates
7:35 – 7:40	EAB Member general information items	EAB Members
7:45 pm	Announce next meeting and adjourn	EAB Chair

Garfield County Energy Advisory Board Invites You to a Community Program

THE ENERGY INDUSTRY'S ECONOMIC AND FISCAL IMPACTS TO GARFIELD COUNTY

When: Thursday, October 5, 2017

Beginning at 5:30 p.m., dinner and social time is provided for attendees.

Meeting will begin promptly at 6:00 p.m.

Where: Garfield County Rifle Administration Building
Second Floor, 195 W. 14th Street, Rifle, Colorado

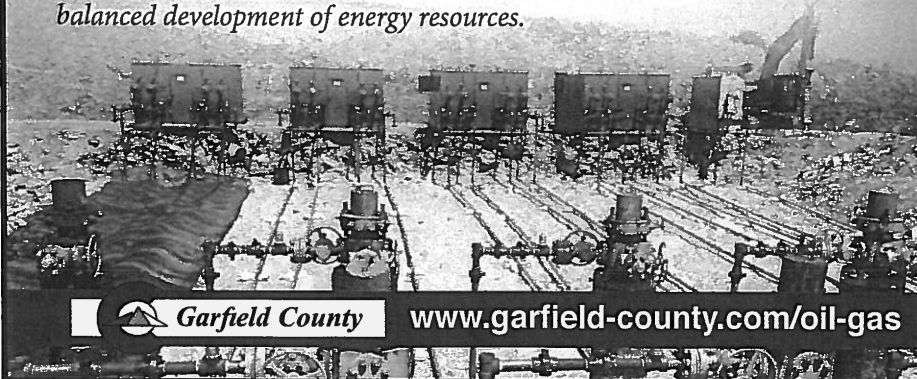


Theresa Wagenman,

Finance Director, Garfield County, Colorado

Presentation description: The economic and fiscal impacts of the energy industry in Garfield County are significant to the financial well-being of Garfield County government, special districts and its citizens. This presentation will discuss the importance of the energy industry's presence in our community and the influence it has on the County's ability to provide quality service to its community.

The Energy Advisory Board is a monthly forum for the public, oil and gas industry, landowners and local government to engage in positive and proactive communication and actions that encourage responsible and balanced development of energy resources.



Garfield County

www.garfield-county.com/oil-gas



Manager Report

Date: October 17, 2017

To: Board of Directors, Battlement Mesa Service Association

From: Steve Rippy, Association Manager

Median Landscape Improvements: The median landscape improvements have now been completed in the S. Battlement Parkway from the County building to the Recreation Center entrance at Arroyo Drive.

Turkey Trail Park: Construction activity continues on the development of Turkey Trail Park. Curb & gutter and sidewalks have now been completed. Site grading and installation of retaining walls is currently underway with irrigation installation and asphalt paving of the parking area scheduled to begin directly.

Golf Course Flags: At the direction of the Board of Directors a letter has been sent to the Parachute/Battlement Mesa Park & Recreation District (P/BMPRD) with the information that the BMSA will continue to replace and maintain the United States, Colorado and Battlement Mesa flags on the flag poles located along the 11th fairway of the golf course until December 31, 2017. After that date all remaining flags in the possession of the BMSA will be transferred to the P/BMPRD and the BMSA will no longer replace and maintain the flags.

Village Entry Signs: BMSA President, Laurel Koning, and I met with the owners of Carlson Memorial to discuss the replacement of the village entry signs. As discussed at a previous Board of Director meeting we requested that Carlson Memorial provide a cost estimate for replacing the existing 30 year old wood signs with sand stone similar to the recent signs placed at the Grand Valley Recreation Center, Golf Course and Community Park. Sixteen village entry signs were identified as part of the replacement and Carlson has provided a total cost estimate of \$69,692 for replacement of the 16 signs. A copy of the cost proposal is included in the board packet for your review.

2018 Preliminary Budget: The BMSA 2018 preliminary budget has been completed and a copy has been provided in the board packet for your review. The proposed budget indicates a slight increase of \$700 in operating expenditures as compared to the 2017 budget. Expenditures in the Reserve Fund are reduced by \$99,000 as compared to the 2017 budget. Proposed capital expenditures in the reserves are earmarked for additional median landscape improvements, fence improvements, village signs and a picnic shelter at Turkey Trail Park.

The Colorado Dream

401 Arroyo Drive · Battlement Mesa, Colorado 81635

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WORK IN PROGRESS/UNRESOLVED/PENDING ITEMS

1. May 2017-Grand Avenue Bridge project. **See attachments.**
2. August 2017-Move sprinklers and stain fences along Monument Creek Trail. **In progress**
3. August 2017-Improvements on the median between the Garfield County building and Arroyo Drive. **COMPLETED**
4. August 2017-501 © 4-All paperwork has been completed, waiting on approval from the State. **In progress**
5. September 2017-Turkey Trail park improvements. **In progress**