

**BATTLEMENT MESA SERVICE ASSOCIATION  
MEETING OF THE BOARD OF DIRECTORS  
March 18, 2008 Minutes**

<b>PRESENT:</b>	Chuck Hall	President
	Ron Schelling	Secretary/Treasurer
	Jay Haygood	Director
	Gordon Elliott	Director
	Lynn Shore	Director
	Ray Barbour	Director
	Frank Oakley	Director
	Sue Lancaster	Director

**Also Present:** Jane Chapman                      Association Manager

<b>Absent:</b>	John Shepherd	Vice President
	Eric Schmela	Director
	Kathy Grizzell	Director

The **meeting** was called to order at 10:02am by Chuck Hall, President.

**JT ROMATZKE**

**Wildfire Restoration:** JT Romatzke was not available due to a family emergency. Steve Anthony made a presentation as JT Romatzke's representative. There are funds available at this time to reseed the perimeter of Monument Gulch. Ordering seed and either storing it or having it delivered for Fall reseeding was discussed. Gordon Elliott asked that an evaluation be done on the areas that have been reseeded. There is a chance that the grants could be lost if the project is not started this year.

**Update on Battlement Reservoirs:** No update given.

**APPROVAL OF MINUTES**

There was an error in the January 11, 2008 minutes. There was only one delinquent account chosen for small claims rather than two. A **motion** was duly made by Ray Barbour and seconded by Sue Lancaster to approve the January 11, 2008 Board of Directors Meeting minutes as amended. **Passed.** Unanimous. A **motion** was duly made by Jay Haygood and seconded by Lynn Shore to approve the February 12, 2008 Board of Directors Meeting minutes. **Passed.** Unanimous.

**MANAGERS REPORT**

Jane Chapman submitted a written report

**Financial Report:** Two delinquent accounts were chosen for small claims court. Jane Chapman will draft a letter to 286 Mineral Springs regarding his account. The

balance due on 22 Hawthorne will be written off. A **motion** was duly made by Ron Schelling and seconded by Sue Lancaster to accept the February 2008 financial statements as presented, subject to clarification of Reserve for Bad Debt and audit. **Passed.** Unanimous.

## **OLD BUSINESS**

**Emergency Vehicle Definition:** Jane Chapman presented a written definition of emergency vehicles. A **motion** was duly made by Sue Lancaster and seconded by Ray Barbour that the Xcel truck used at 89 Hawthorne be allowed to park at the residence in the times the resident is "on call". **Passed.** Unanimous.

**Street Sweeping:** Checks from Encana have been received. Letters thanking David Grisso and Sherrill Long have been written. The joint BMSA/CMD meeting was discussed. A **motion** was duly made by Gordon Elliott and seconded by Jay Haygood to commit \$30,000.00 a year for street sweeping to Consolidated Metropolitan District to commence 2009/10 fiscal year. **Passed.** Unanimous. A letter will be written to Fred Inman of this commitment. The bid from Great American Sweeping for the second sweeping of fiscal year 2008/09 was presented. A **motion** was duly made by Gordon Elliott and seconded by Sue Lancaster to accept the bid from Great American Sweeping. **Passed.** Unanimous. Chuck Hall will sign the contract when drawn up.

## **NEW BUSINESS**

**Changes in Battlement Mesa Company Management:** Because of changes in personnel and positions related Battlement Mesa Company, as of May 31, 2008, will no longer manage Canyon View HOA, Mesa Ridge Townhome Association and First Eagles Point HOA. They will continue to manage Fairway Villas as it is still in developer control and will continue to manage Battlement Mesa Service Association.

## **OTHER BUSINESS**

**Bid for Flag Pole Lighting:** A bid proposal from Western Frontier Electric, Inc. was presented. A **motion** was duly made by Gordon Elliott and seconded by Jay Haygood to reject the proposal made by Western Frontier Electric, Inc. **Passed.** Unanimous. Jane Chapman will contact Mike Stiers to get information on increasing the size of the Solar Lighting being used at this time.

**Meeting to Discuss Audit Issues:** A meeting to discuss audit issues has been scheduled for March 21, 2008. Jane Chapman, Lynn Shore, Ron Schelling and Chuck Hall will attend meeting to be held at the Battlement Mesa Company offices.

## **COMMITTEE REPORTS**

**Covenant Protection Committee:** Dan Locker submitted a written report. Thoughts on disbanding the Covenant Protection Committee were discussed.

**Architectural Committee:** Bruce Knuth, Keith Sheppelman and Sarah McCurdy were all present from the Architectural Committee. A **motion** was duly made by Sue Lancaster and seconded by Lynn Shore to increase the construction deposit for

Anderson to \$10,000.00. **Passed.** Unanimous. It was verified letters are to be sent to home owners within 150 yards of variance requests. The letters are to be sent from the Battlement Mesa Service Association.

**Oil & Gas Committee:** Meeting to be held at 3:30 on March 18, 2008

**Roads Committee:** Frank Lancaster gave an oral and written report.

**Landscape Committee:** No report given.

**Wildfire Restoration Project:** Report given at beginning of meeting.

**Community Accent Committee:** No report given.

**Trails Committee:** Frank Lancaster gave a written report. A **motion** was duly made by Gordon Elliott and seconded by Sue Lancaster to approve money for sections 1, 2, 4 and 5 of the written report. Section 2 requires further examination.

**Passed.** Unanimous. Jane Chapman will have the hole at the 6<sup>th</sup> hole in the golf course caused by drainage filled in.

**Joint Advisory Committee:** A meeting is scheduled for March 20, 2008

## **ACTION ITEMS**

With no further business to come before the Board, the meeting was adjourned at 12:15 pm.