



BATTLEMENT MESA SERVICE ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
SEPTEMBER 20, 2016

Approved 10/18/16

Present: Sara McCurdy President, First Eagle's Point
Bob Arrington Vice President, Willow Creek Village
John Shepherd Sec/Treasurer, Canyon View Village
Denise Gallegos Declarant, Battlement Mesa Partners
Laurel Koning Director, Battlement Creek Village
George Smith Director, Fairway Villas
Joel Toomey Director, Stone Ridge Village
John Keller Director, The Reserve
Alta Risk Director, Tamarisk Meadows

Absent: Eric Schmela Declarant, Battlement Mesa Partners
Ken Wyman Director, Mesa Ridge Townhomes
John Johnson Director, Monument Creek Village
Brad Hoy Director, Valley View Village

Also Present: Steve Rippy Association Manager
Amie Martin Administrative Assistant

Community Members Present: Chuck Hall

OWNERS OPEN FORUM

None

CALL TO ORDER

Director McCurdy called the meeting to order at 9:00 am.

DISCLOSURE OF CONFLICT

Director McCurdy disclosed that she is a Board member of the Battlement Mesa Metropolitan District.

KIRBY WYNN-GARFIELD COUNTY OIL & GAS LIAISON

No report.

Director McCurdy reported that the Garfield County Board of County Commissioners voted against the BCC's request to write a letter to the COGCC requesting a hearing to remove the injection well and associated facilities from URSA's approved BMC B pad.

APPROVAL OF MINUTES

A motion was made by Director Keller and seconded by Director Shepherd to approve the August 16, 2016 minutes as presented. The motion carried unanimously.

APPROVAL OF FINACIAL REPORT

A motion was made by Director Arrington and seconded by Director Toomey to approve the financial statements for August 2016; subject to audit. The motion carried unanimously.

COMMITTEE REPORTS

Finance Committee: See attached report.

Architectural Review Committee: No reports.

Covenant Committee: See attached reports.

Oil & Gas Committee: No report

Chuck Hall also reported that the Garfield County Board of County Commissioners voted against the BCC's request to write a letter to the COGCC requesting a hearing to remove the injection well and associated facilities from URSA's approved BMC B pad.

Chuck Hall reported that URSA has moved a rig onto the Monument B pad to complete 17 wells and the Tompkins Pad is in the completion process.

Parks/Open Space/Trails Committee: No report.

Mr. Rippey reported that the architect has completed the final drawings for the Turkey Trail park and is preparing to send it out to bid.

Associated Governments of Northwest Colorado: See attached report.

Energy Advisory Board: No report.

MANAGER REPORT

See attached report.

Mr. Rippey reported that he received the proposal from Lush Green Landscapes for the next median landscaping.

A motion was made by Director Shepherd and seconded by Director Gallegos to accept the proposal from Lush Green Landscapes to improve the median from Crown Peak Baptist Church to the lower Willow Creek Village entrance with an irrigation system, landscape rock, trees and plants, not to exceed \$61,000. The motion carried unanimously.

Mr. Rippey reported that he received the proposal from Lush Green Landscapes to move the irrigation system and replace the turf with landscape rock along the existing fence on Stone Quarry Road.

A motion was made by Director Koning and seconded by Director Shepherd to accept the proposal from Lush Green Landscapes to move the irrigation system and replace the turf with landscape rock along the fence on Stone Quarry Road. The motion carried unanimously.

Mr. Rippey reported that the BMSA has received a trip & fall claim from a resident and has forwarded the claim onto our insurance carrier. The claim stated the claimant tripped and fell at the concrete sidewalk in the big park. It appears one of the slabs of concrete has been lifted from tree roots. Mr. Rippey has contacted a contractor to make the needed repairs.

DEVELOPER REPORT

Declarant Gallegos reported that Winterfest is scheduled for January 28, 2016.

Declarant Gallegos reported that the BMC units are almost full.

NEW BUSINESS

2015 Final Audit

A motion was made by Director Koning and seconded by Director Toomey to approve the 2015 Final Audit. The motion carried unanimously.

Approve Resolution: Policy & Procedures Governing Outbuildings

A motion was made by Director Koning and seconded by Director Shepherd to approve the Policy & Procedure Governing Outbuildings Resolution. The motion carried unanimously.

Approve Resolution: Policy & Procedures Governing Curb Cuts, Driveways, Walkways, Parking Aprons

A motion was made by Director Koning and seconded by Director Shepherd to approve the Policy & Procedure Governing Curb Cuts, Driveways, Walkways, Parking Aprons Resolution. The motion carried unanimously.

Approve Resolution: Policy & Procedures Governing Lot Vegetation Maintenance and Vegetation Encroachment on Streets and Sidewalks

A motion was made by Director Koning and seconded by Director Shepherd to approve the Policy & Procedure Governing Lot Vegetation Maintenance and Vegetation Encroachment on Streets and Sidewalks Resolution. The motion carried unanimously.

OLD BUSINESS

Director Keller asked if someone came to the Architectural Committee to install a metal roof at their property what would happen.

Mr. Rippe stated that metal roofs are not allowed anywhere in Battlement Mesa. So they would be denied by the Architectural Committee.

OTHER BUSINESS

Director McCurdy stated that the Board of Directors needs to schedule their annual meetings. The following villages annual meeting schedule is: Stone Ridge 10/04/16, Tamarisk Meadows 10/05/16, Willow Creek 10/06/16, Monument Creek Village 10/11/16, Battlement Creek Village and The Reserve 10/18/16 and Tamarisk Village 10/12/16. The meetings will be held at 7:00 pm at the Grand Valley Recreation Center.

ADJOURNMENT FOR HEARINGS

The regular meeting adjourned at 10:45 am.

The meeting reconvened at 11:00 am for the hearing process.

46 Black Sulphur Place

A motion was made by Director Koning and seconded by Director Risk to allow the owner until September 30, 2016 to remove the weeds/grass from the rock areas, remove the weeds from the lawn and water the lawn. If the items are not completed on October 1, 2016 they will be charged \$25 per day for two weeks then \$50 per day for two weeks then \$75 for two weeks then \$100 per day until the work is completed. The motion carried unanimously.

85 Cedar Circle

Shane Berry, owner of 85 Cedar Circle, was present and asked for the fines to be waived and asked the BMSA to change their policy on the way people are notified of covenant violation.

A motion was made by Director Toomey and seconded by Director Keller to waive the \$75 fine and all the late fees but leave the \$50 fine on the account. The motion carried unanimously.

174 Mineral Springs Circle

A motion was made by Director Koning and seconded by Director Risk to allow the owner until September 30, 2016 to remove the weeds/grass from the rock areas, remove the weeds from the lawn and water the lawn. If the items are not completed on October 1, 2016 they will be charged \$25 per day for two weeks then \$50 per day for two weeks then \$75 for two weeks then \$100 per day until the work is completed. The motion carried unanimously.

671 Meadow Creek Drive

A motion was made by Director Koning and seconded by Director Risk to allow the owners until September 30, 2016 to remove all the weeds/grass from the rock areas and mow the yard. If the work is not completed BMSA will hire a contractor to complete the work and all charges will be doubled and charged to the account. The motion carried unanimously.

83 E Tamarack Circle

A motion was made by Director Koning and seconded by Director Risk to allow the owner until September 30, 2016 to remove the weeds/grass from the rock areas, remove the weeds from the lawn and keep the lawn mowed. If the items are not completed on October 1, 2016 they will be charged \$25 per day for two weeks then \$50 per day for two weeks then \$75 for two weeks then \$100 per day until the work is completed. The motion carried unanimously.

30 Juniper Lane

A motion was made by Director Koning and seconded by Director Risk that every time the ATV(s)/Trailer is parked at the property the account will be charged \$100. The motion carried unanimously.

ADJOURNMENT

The meeting adjourned at 11:55am.

BMSA Financial Committee

September 20, 2016 Report on Financial Documents

For August 2016

Operating Accounts

August is the 8th month of our fiscal year. The results for the year to date continue to look good and there is nothing out of ordinary. We continue to remain in a very positive position. Copies of the August 2016 financials are included in your packets. The Financial Committee has reviewed these documents and we find them to be complete and accurate but subject to audit.

On the income side, the results show that income exceeded budget amounts by \$24,307. The Developer and Common Assessments exceeded the budget by some \$12,000; income from attorney fees exceeded the budget by some \$8,194; and Comcast Franchise payments continue its drop underrunning the budget by \$847.

On the expense side, the actuals are lower than budgeted amounts (\$70,360) with most accounts being under budget; except for the Community Relations because of the cost of printing the Annual Report, Common Area Insurance (\$1,056), Postage/Office Supplies (\$1,937), ROW/Open Space Mtce (\$4,395), Bench Maintenance (3,225), Fence Maintenance (\$3,061), and Utility Locates (\$1,856). These overages were balanced by many accounts being under budget, namely the maintenance items, Irrigation Water, Bank Charges, Trash Service and others.

The bottom line shows a net positive amount of \$94,688. Hopefully if this trend continues, we should end up in a positive position at the end of the year.

On the Balance Sheet, all of the accounts are consistent with past history and there is nothing of concern, however as explained by our accountant, the Accounts Receivable Assessments appear high but as mentioned not of concern.

Reserve Accounts

We also reviewed the Reserve Accounts. The Median Improvement account is now under budget, Land Improvements not yet completed therefore showing an underrun of \$140,455, but the Waterfall Improvements (the pump replacement) was not budgeted but costs to date \$13,231.

The amounts invested with Edward Jones continue to earn small amounts and are consistent with the State Laws requiring investing in secure accounts.

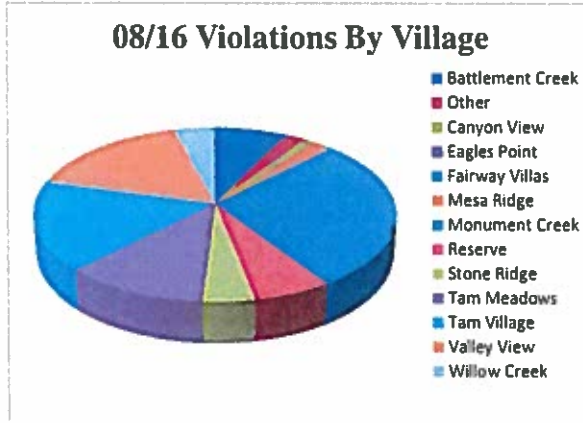
Copies for the Board are available.

Report Period: August 2016

Violations YTD 807
Violations This Mo. 96

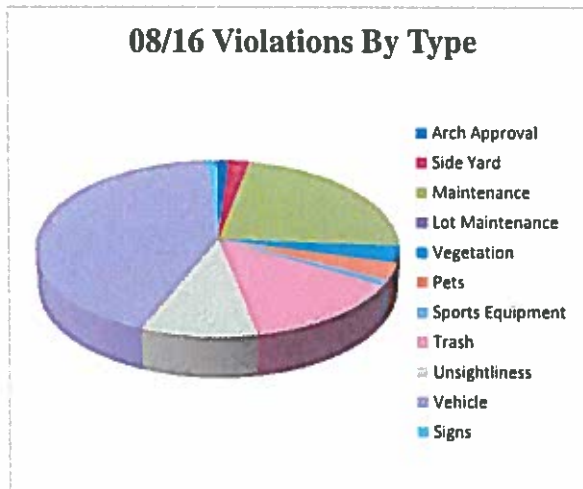
Covenant Protection Violation Report
Report Prepared By: Keith Lammey
Aug-16

	Monthly Violations By Village	% of Total Violations
Battlement Creek	7	7%
Other	2	2%
Canyon View	1	1%
Eagles Point	0	0%
Fairway Villas	0	0%
Mesa Ridge	2	2%
Monument Creek	27	28%
Reserve	6	6%
Stone Ridge	4	4%
Tam Meadows	11	11%
Tam Village	16	17%
Valley View	16	17%
Willow Creek	4	4%



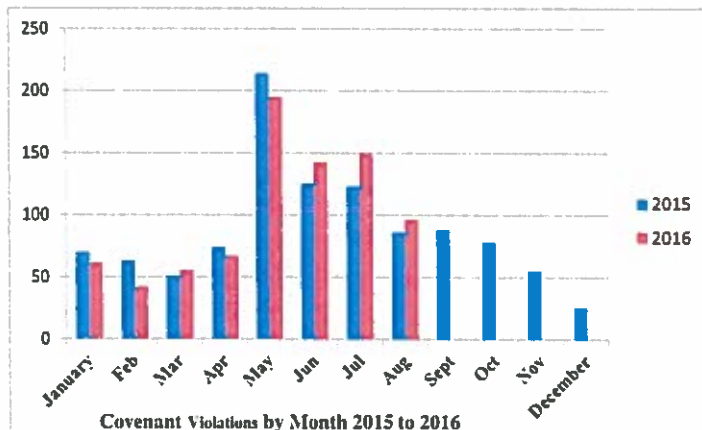
96	100%
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	Monthly Violations By Type	% of Total Violations
Arch Approval	1	1%
Side Yard	2	2%
Maintenance	22	23%
Lot Maintenance	0	0%
Vegetation	3	3%
Pets	3	3%
Sports Equipment	1	1%
Trash	13	14%
Unsightliness	9	9%
Vehicle	41	43%
Signs	1	1%



96	100%
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	2015	2016
January	70	61
Feb	63	42
Mar	51	55
Apr	74	67
May	214	195
Jun	125	142
Jul	123	149
Aug	86	96
Sept	88	
Oct	78	
Nov	55	
December	26	



1053	807
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Report Date: August 2016				Report Prepared by: Keith Lammy	
Date	House No	Street	Village	Type	Description of Violation
8/28/2016	151	Battlement Creek Trl	Battlement Creek	Abandoned Vehicle	3:07pm-White truck parked on street. Hasn't moved in weeks.
8/14/2016	401	Battlement Creek Trl	Battlement Creek	Unsignhtliness	3:03pm-Card table and other stuff sitting out next to the garage.
8/14/2016	445	Battlement Creek Trl	Battlement Creek	Vehicle	3:01pm-Boat parked at property. No letter sent.
8/14/2016	156	Roan Creek Dr	Battlement Creek	Trash	2:57pm-Trash cart out.
8/14/2016	197	Roan Creek Dr	Battlement Creek	Vehicle	2:57pm-Boat parked at property.
8/28/2016	224	Roan Creek Dr	Battlement Creek	Side Yard	3:18pm-Trailer parked to the left of the house, not on the driveway.
8/14/2016	324	Roan Creek Dr	Battlement Creek	Vehicle	2:59pm-Construction equipment parked at property for remodeling purposes. No letter sent.
8/28/2016	203	Limberpine Cir	Canyon View	Trash	2:47pm-Trash cart out.
8/26/2016	10	Stone Quarry Rd	Commercial	Unsignhtliness	Remove the old sign, remove and treat the weeds, remove the rock pile and remove/spread the dirt pile.
8/14/2016	27	N Ridge Ct	Mesa Ridge	Trash	3:15pm-Trash cart out.
8/14/2016	237	S Ridge Ct	Mesa Ridge	Trash	3:17pm-Trash cart out.
8/28/2016	46	Aspen Way	Monument Creek	Unsignhtliness	2:17pm-House chair sitting on driveway by the fence.
8/14/2016	11	Columbine Ln	Monument Creek	Maintenance of Property	1:35pm-Lawn needs to be watered.
8/28/2016	11	Columbine Ln	Monument Creek	Trash	2:22pm-Trash cart out.
8/14/2016	46	Columbine Ln	Monument Creek	Maintenance of Property	1:34pm-Trees growing up into the lawn.
8/28/2016	46	Columbine Ln	Monument Creek	Trash	2:21pm-Trash cart out.
8/14/2016	58	Columbine Ln	Monument Creek	Maintenance of Property	1:32pm-Trash cart out.
8/14/2016	68	Columbine Ln	Monument Creek	Maintenance of Property	1:34pm-Weeds are very tall.
8/28/2016	45	Hawthorne Way	Monument Creek	Abandoned Vehicle	2:31pm-Vehicle parked on the driveway that appears to be crashed. Has not move in quite a while.
8/14/2016	41	Holly Way	Monument Creek	Maintenance of Property	1:32pm-Lawn needs to be watered.
8/28/2016	41	Holly Way	Monument Creek	Maintenance of Property	2:20pm-Lawn needs to be watered.
8/28/2016	9	Juniper Ln	Monument Creek	Vehicle	2:37pm-Boat parked on driveway.
8/14/2016	30	Juniper Ln	Monument Creek	Vehicle	1:51pm-Cargo trailer attached to a truck parked on driveway. No letter sent. ATV's parked on driveway.
8/28/2016	30	Juniper Ln	Monument Creek	Vehicle	2:36pm-3 ATV's parked on driveway.

8/14/2016	42 Juniper Ln	Monument Creek	Unsignifiliness	1:52pm-Pallet laying on the ground to the right of the driveway.
8/28/2016	105 Juniper Ln	Monument Creek	Vehicle	2:36pm-5th wheel parked on driveway. No letter sent.
8/11/2016	27 Pinyon Pl	Monument Creek	Barking Dogs	
8/14/2016	118 Ponderosa Cir	Monument Creek	Vehicle	1:41pm-Pop-up camper attached to truck parked on the lawn.
8/14/2016	384 Ponderosa Cir	Monument Creek	Maintenance of Property	1:54pm-Lawn needs to be watered.
8/14/2016	166 Rosewood Way	Monument Creek	Vehicle	1:38pm-Trailer and 3 ATV's parked on driveway.
8/28/2016	166 Rosewood Way	Monument Creek	Abandoned Vehicle	2:24pm-Jeep parked on the driveway with expired tags 03/16.
8/14/2016	194 Sagemont Cir	Monument Creek	Maintenance of Property	1:28pm-Lawn needs to be watered.
8/14/2016	205 Sagemont Cir	Monument Creek	Maintenance of Property	1:29pm-Lawn needs to be watered to the left of the driveway.
8/14/2016	37 Sumac Ct	Monument Creek	Vehicle	1:50pm-Boat parked on driveway. No letter sent.
8/28/2016	37 Sumac Ct	Monument Creek	Vehicle	2:28pm-Boat parked on driveway. No letter sent.
8/14/2016	55 Sumac Ct	Monument Creek	Vehicle	1:50pm-Camper parked at property. No letter sent.
8/14/2016	56 Sumac Ct	Monument Creek	Vehicle	1:50pm-Flatbed attached to truck parked in vacant lot.
8/28/2016	12 Willowview Way	Monument Creek	Vehicle	2:40pm-Trailer attached to Ford truck parked on Ponderosa Circle. No letter sent.
8/5/2016	71 Tamarisk Trl	Saddleback Village	Illegal Sign	Advertisement sign at the water fall.
8/5/2016	70 Lodgepole Cir	Stone Ridge	Maintenance of Property	
8/14/2016	22 Snowberry Pl	Stone Ridge	Maintenance of Property	1:59pm-Fence is falling apart.
8/28/2016	22 Snowberry Pl	Stone Ridge	Maintenance of Property	2:45pm-Fence needs to be repaired.
8/28/2016	35 Snowberry Pl	Stone Ridge	Trash	2:44pm-Trash cart out.
8/14/2016	46 Black Sulphur Pl	Tamarisk Meadows	Maintenance of Property	1:12pm-Lawn needs to be watered.
8/14/2016	27 Crestone Pl	Tamarisk Meadows	Trash	1:14pm-Trash cart out.
8/28/2016	59 Goldfield Ct	Tamarisk Meadows	Unsignifiliness	2:12pm-Some type of device leaning against the garage.
8/28/2016	36 Little Phoenix Way	Tamarisk Meadows	Vehicle	2:09pm-Boat parked at property. No letter sent.
8/28/2016	47 Little Phoenix Way	Tamarisk Meadows	Vehicle	2:09pm-Trailer parked at property. No letter sent.
8/14/2016	150 Mineral Springs Cir	Tamarisk Meadows	Maintenance of Property	1:18pm-Weeds piled on the driveway and a cooler sitting on the driveway.
8/14/2016	174 Mineral Springs Cir	Tamarisk Meadows	Maintenance of Property	1:16pm-Lawn needs to be watered.
8/28/2016	243 Mineral Springs Cir	Tamarisk Meadows	Vehicle	2:09pm-Boat parked on driveway. No letter sent.

8/14/2016	Mineral Springs Cir	Tamarisk Meadows	Side yard	1:20pm-4 door Lincoln car parked to the left of the driveway.
8/14/2016	Mineral Springs Cir	Tamarisk Meadows	Trash	1:20pm-Trash cart out.
8/14/2016	5 Pinnacle Pl	Tamarisk Meadows	Vegetation Encroachment	1:23pm-Tree branches along Mineral Springs Circle hanging into the street.
8/14/2016	68 Cedar Cir	Tamarisk Village	Sports Equipment	1:05pm-Basketball hoop on the street.
8/14/2016	111 Cedar Cir	Tamarisk Village	Unsuitability	1:07pm-Tree branches laying on driveway.
8/14/2016	190 Cedar Cir	Tamarisk Village	Trash	1:08pm-Trash cart out.
8/14/2016	36 E Bonanza Pl	Tamarisk Village	Vehicle	1:02pm-Horse trailer parked at property.
8/14/2016	68 E Bonanza Pl	Tamarisk Village	Vegetation Overhanging	1:02pm-Branches overhanging into the street.
8/5/2016	60 E Tamarack Cir	Tamarisk Village	Abandoned Vehicle	Car in the driveway with flat tire.
8/5/2016	60 E Tamarack Cir	Tamarisk Village	Vehicle Maintenance	Vehicle on street on blocks.
8/14/2016	72 E Tamarack Cir	Tamarisk Village	Vehicle	12:53pm-Cargo trailer parked at property.
8/28/2016	72 E Tamarack Cir	Tamarisk Village	Vehicle	1:55pm-Cargo trailer parked at property. No letter sent.
8/14/2016	83 E Tamarack Cir	Tamarisk Village	Maintenance of Property	12:54pm-Lawn needs to be mowed and weeds are very tall.
8/28/2016	83 E Tamarack Cir	Tamarisk Village	Maintenance of Property	1:55pm-Grass is very tall, weeds in the rock areas and the grass.
8/14/2016	95 E Tamarack Cir	Tamarisk Village	Vehicle	12:54pm-Flatbed trailer parked on driveway.
8/5/2016	151 E Tamarack Cir	Tamarisk Village	Unsuitability	Remove welding equipment etc from driveway.
8/28/2016	250 E Tamarack Cir	Tamarisk Village	Vehicle	1:57pm-Boat parked at property.
8/14/2016	12 W Bonanza Pl	Tamarisk Village	Unsuitability	1:03pm-3 tires laying on grass.
8/14/2016	141 W Tamarack Cir	Tamarisk Village	Vehicle	12:58pm-Trailer parked on driveway.
8/14/2016	318 Meadow Creek Dr	The Reserve	Unsuitability	2:50pm-Saw horse and other "stuff" sitting by garage door.
8/14/2016	411 Meadow Creek Dr	The Reserve	Vehicle	2:50pm-Boat attached to truck parked on street. No letter sent.
8/14/2016	511 Meadow Creek Dr	The Reserve	Vehicle	2:51pm-Large trailer parked at the property.
8/14/2016	671 Meadow Creek Dr	The Reserve	Maintenance of Property	2:54pm-Lawn needs watered and mowed and very tall weeds.
8/28/2016	15 Valley View Pl	The Reserve	Maintenance of Property	3:11pm-Weeds in the rocks, weeds in the cracks of the driveway and weeds in the lawn and lawn is very tall.
8/28/2016	15 Valley View Pl	The Reserve	Vegetation Overgrowth	3:11pm-Bushes growing over the curb at the corner of Valley View and Meadow Creek Drive.
8/5/2016	12 Angelica Cir	Valley View	Vehicle	Illegal Parking, 1:58 am
8/14/2016	31 Angelica Cir	Valley View	Vehicle	Illegal Parking, 2:10 pm
8/26/2016	33 Angelica Cir	Valley View	Pet Restrictions	Do not tether dog to common area and immediately clean up after pets.

8/14/2016	35 Angelica Cir	Valley View	Vehicle	Illegal Parking, 2:09 pm
8/28/2016	19 Bryan Loop	Valley View	Commercial Vehicle	2:43pm-Covenant Towing truck parked at property. Spoke to driver. No letter sent.
8/31/2016	19 Bryan Loop	Valley View	Vehicle	Illegal Parking, Oversized, 8 am
08.22/16	19 Bryan Loop	Valley View	Vehicle	Illegal Parking, Oversized, 12.34 pm
8/28/2016	41 Bryan Loop	Valley View	Vehicle	2:52pm-Trailer attached to vehicle parked on driveway. No letter sent.
8/26/2016	45 Bryan Loop	Valley View	Pet Restrictions	Remove kennel from back patio.
8/14/2016	73 Bryan Loop	Valley View	Trash	2:17pm-Trash cart out.
8/28/2016	73 Bryan Loop	Valley View	Trash	2:52pm-Trash cart out.
8/28/2016	79 Cliff View Cir	Valley View	Vehicle	2:55pm-Travel trailer attached to a truck parked at property. No letter sent.
8/14/2016	126 Cliff View Cir	Valley View	Maintenance of Property	2:19pm-Lawn needs to be watered.
8/14/2016	218 Cliff View Cir	Valley View	Vehicle	2:20pm-Trailer parked on street.
8/28/2016	294 Cliff View Cir	Valley View	Trash	2:56pm-Trash cart out.
8/14/2016	70 Cliff View Ct	Valley View	Vehicle	2:17pm-Small cargo trailer parked on driveway.
8/14/2016	33 Ridge View Pl	Willow Creek	Maintenance of Property	2:40pm-Clump of 3 Aspen trees, 2 are dead in front yard.
8/15/2016	49 Ridge View Pl	Willow Creek	Vehicle Storage	WCV cannot store any motorized vehicles behind their fence.
8/15/2016	61 Ridge View Pl	Willow Creek	Outbuildings	WCV cannot have sheds.
8/14/2016	91 Willow Creek Trl	Willow Creek	Maintenance of Property	2:39pm-Lawn needs to be watered and juniper bushes are dead, need to be removed.



**BMSA Board of Directors Meeting
September 20, 2016
Associated Governments of Northwest Colorado Committee Update**

Last Meeting: August 17, 2016

Next Meeting: September 21, 2016

Overview:

The AGNC last met in Meeker, Colorado on August 17, 2016.

The agenda included a presentation on "Leveraging EDA funds as a Regional Economic Development District" by Michelle Haynes, Executive Director Region 10, and Elyse Ackerman, DOLA, and a AARP presentation by Bob Murphy, Colorado State Director.

An agenda for the September 21, 2016 meeting in Oak Creek, Colorado is attached.

The September meeting will include a presentation by Colorado Attorney General, Cynthia Coffman. In addition, the meeting attendees will participate in an hour long Member Roundtable discussion of matters of interest to the AGNC and the AGNC's respective Members.

The October meeting will be held in Parachute on October 19, 2016 in the Parachute Town Hall.

Respectively Submitted by:

**Keith Lammey, BMSA Representative
Associated Governments of Northwest Colorado**

The Colorado Dream

401 Arroyo Drive · PO Box 6006 · Battlement Mesa, CO 81636

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ASSOCIATED GOVERNMENTS
OF NORTHWEST COLORADO

AGENDA

AGNC BOARD OF DIRECTORS & MEMBER MEETING

September 21, 2016

9:00 am – 1:30 pm

Oak Creek Town Hall, 129 Nancy Crawford Blvd., Oak Creek, CO

- 9:00 A.M**
 - 1. **Call to order and introductions** – Jeff Eskelson, Chairman:
Pledge of allegiance
Approval of minutes
 - 2. **Financial report** – Cari Hermacinski, Treasurer
2017 Budget
 - 3. **Project and Committee Reports:**
Dinosaur Welcome Center - Cheryl McDonald
Arca Agency on Aging - Dave Norman
Government Relations - Dianna and Ted Orf
- 10:00-11:00** 4. **Speaker** – Colorado Attorney General, Cynthia Coffman
- 11:00-12:00** 5. **Member Roundtable**
- 12:00-12:30** **Lunch**
- 12:30-1:00** 6. **Sponsor Update** – Tri-State Generation & Transmission – Drew Kramer
- 1:00 -1:20** 7. **Bonnie Petersen**
Administrative Update
- 1:20 -1:30** 5. **New Business:**
Next Meeting is on October 19, 2016, Parachute Town Hall, 222 Grand Valley Way, Parachute, CO
- 6. **Adjournment** **THANKS TO OUR BOARD MEETING SPONSOR:**

<p>WiFi Access: Oak Creek</p> <p>Password: townhall</p>



TRI-STATE

Generation and Transmission
Association, Inc.

A Touchstone Energy Cooperative



Manager Report

Date: September 20, 2016
To: Board of Directors, Battlement Mesa Service Association
From: Steve Rippy, Association Manager

Recycle Dumpster: The recycle dumpster located in the parking lot near the Clarks Market is the only recycling resource for residents of Battlement Mesa. The original contract for the recycle dumpster was with Waste Management and the dumpster was picked up twice per month at an annual cost of approximately \$28,000. In 2013 the BMSA began contracting with Dependable Waste with the dumpster being picked up once per week due to an increase in use. The annual cost for pickup on a weekly basis with Dependable is \$13,500.

In the past year I have received an increasing number of phone calls from residents asking that the dumpster be emptied more often because it is always full. I have often inspected the activity at the dumpster and concur that it is often times filled within a few days after being emptied. I believe the Board of Directors may want to give consideration to increasing the dumpster pickup to twice per week in order to accommodate the increased activity.

Bid Proposals: Proposals for bid for BMSA contract services were published this past month in the Citizen Telegram and displayed on the BMSA's website for the following contract services: Newsletter Publication, Website Maintenance, Weed Management, Covenant Enforcement and Street Litter Pickup. I have included a spreadsheet of the bids received in your packet for review and discussion.

Median Landscape Proposals: As was discussed at the August, 2016 Board of Directors meeting I have requested a bid proposal from Lush Green Landscapes (Eric Short) to install weed barrier, irrigation, decorative rock and landscape plants. The two medians that currently have irrigation water stubbed to the median are located on West and South Battlement Parkway. More specifically the W. Battlement Parkway median extends from the completed median near the waterfall to Willow Creek Village and the S. Battlement Parkway median extends from the completed median near the Garfield County Road & Bridge building to the Mesa Ridge Townhomes. The W. Battlement median is approximately 33,000 Sq. Ft. in size and the S. Battlement median is 18,500 Sq. Ft. I have included a copy of the proposals in your packet.

The Colorado Dream

401 Arroyo Drive · Battlement Mesa, Colorado 81635

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BMSA Community Fences: As the Board of Directors discussed at a previous board meeting I have provided cost estimates for decorative rock landscape improvements and power washing and staining of community fences in the Monument Creek Village. The estimates have been separated into three individual sections to allow the board to review and determine the amount of improvements they would like to see completed in 2016. I have included the cost estimates in your packet.

2017 Preliminary Budget: Included in your packet is a copy of the 2017 preliminary budget. As the term preliminary would imply there is no action to be taken by the board other than to review the budget and set a workshop for the board or a committee to review.