

# **Eagles Nest Property Homeowners Association**

P O Box 23420  
Silverthorne, CO 80498

Board Meeting for Thursday, January 21, 2010

## **Meeting Minutes**

### Directors

Vince Lanuza, President

Dave Anderson, VP and Facilities

George Resseguie, Treasurer

Pink Faux, Design Review

Al Sanborn, Environmental

Jim Ernst, Environmental

Mollie Brunetti, Secretary

**Present:** Vince Lanuza, Al Sanborn, Jim Ernst, Mollie Brunetti, Pinki Faux, George Resseguie, Dave Anderson, Jim Beltzer, John Ahlquist, Stuart Richardson

**Call to Order:** Vince Lanuza called the meeting to order at 4:00.

**Approval of Minutes:** Minutes were approved after correcting the amount of the 2010 HOA dues to read \$170.

### **Business:**

#### Water/Ice Issue

Caleb Kehrwald and Rhonda Boutelle from The Raven reported that the culvert was installed under the private road off Two Cabins Drive on Friday 1/15/10. The headgate was opened that afternoon, and by Saturday morning water was flowing through it. Approximately 95% of the water appeared to be running through the culvert under the private road and into the swale to the wetlands. Scott Hummer (State Water Commissioner) locked the headgate and tagged it with an order from the State that it had been adjusted and cannot be changed in any way. Crews from The Raven are working to get residual ice broken up. The deepest solid ice has measured about 37 inches, indicating the seriousness of the problem. Three bridges (cart path on 16, cart bridge by 15th green, walkway bridge from 15<sup>th</sup> fairway to 15th green) were completely iced. No homesites were affected near these three bridges.

The State, not The Raven, is now in control of the situation. There is still a lot of water running in the area, though the problem seems to have been solved. Maintenance on the north ditch will continue. The Raven will make sure there is no debris and nothing impeding the flow and progress of the water. Thorough ditch clean-ups will take place in the Spring.

#### Introduction

Dan Schroeder from the Colorado State University Extension Office was introduced. His work will include outreach education and he will be available to help HOAs with matters involving forest health, etc. He can be reached at his office in the Frisco library, 668 4140. Some discussion took place regarding grants for forest health. Timeline for applications is April 1, 2010 – May 1, 2010.

#### Board Terms

Terms for Mollie Brunetti and Al Sanborn will expire and these board members will stand for re-election. Discussion took place regarding the possible need for a new EHPHA president.

### Website Advertising

Rich Waterman not being present at the meeting, Jim Ernst led a short, no-conclusions-reached, discussion regarding this subject.

### North Summit WUI

Vince Lanuza and John Taylor talked to Paul Cada (USFS) regarding this project which is still on hold and is further complicated by the roadless designation, disallowing the use of mechanized equipment in the area. Individuals are not allowed to go into the area to cut; nothing further to report at this time.

### Annual Meeting

Preparations will begin soon for the March 27 meeting. Representatives from The Raven will be invited to speak for approximately 10 minutes. No other guest speakers are anticipated.

### Managers' Reports

John Ahlquist previously submitted his report that various signs have been removed/corrected and a bright light issue has seemingly been resolved through owner cooperation, though this issue is not covered in our declarations/covenants or Town code.

Stuart Richardson reported that ENPHA has been deeded and now owns two additional pieces of property along the association's northern border, a 10-foot strip and another small piece of land. These will be evaluated as to whether or not they should be turned over to The Raven.

The Christmas tree lights at the entrances will be turned off at the end of the month. Next year they will have to be replaced as they have been on the trees for 3 years and are no longer suited to the sizes of the trees.

Next month the Community Center is booked for two social events and two civic events. The annual Snowshoe Party will take place on Feb 13<sup>th</sup>. The requested funding will be \$300-\$400 for the event, which will include refreshments. Attendance is approximately 80 people. A broadcast email will be sent to HOA members announcing the event.

### Financial

George Resseguie reported:

2009 Full Year Financial Results -- December reporting for the full year indicates a shortfall of \$7,231 (expenses exceeded revenues) for the year, an improvement of about \$10,000 from last month's forecast. The shortfall is \$5,270 better than the 2009 budget that projected a \$12,500 shortfall; as budgeted, we will cover the shortfall by reducing our reserves. Also, the \$7,000 bridge loan in December from the DRC accounts to ENPHA operating accounts will be transferred back to the DRC accounts in February.

Contract with Someday Enterprises -- Peggy Long has agreed to keep contract rates unchanged in 2010. ENPHA spends about \$20,000 a year with Someday Enterprises for bookkeeping services. Ernst moved, Sanborn seconded, all approved a Board motion to accept the 2010 contract.

Feedback on 2010 Dues -- To date, about half of the ENPHA property owners have paid their dues; \$64,000 has been deposited. Only one property owner has provided negative feedback received to date regarding the dues increase in 2010.

### Environmental

Al Sanborn reported on the open space issue at The Ranch and Hideaways. The Board agreed that the owner of the dog run must move his fence, after which we will proceed with the open space acquisition. Al Sanborn will convey our response to the homeowner. The agreement for this 3-4 acre open space acquisition includes: The Ranch will count and mark their own trees for spraying and must use their volunteers to mark and spray trees this year; The Ranch and the ENPHA will split 50/50 the tree spraying and removal for the second year. Motion made to this effect by Faux, seconded by Resseguie, approved.

### Design Review

Pinki Faux reported that almost all construction work has been completed and nothing new has begun.

### Adjournment

Resseguie moved, Ernst seconded, all approved motion to adjourn at 5:10, after Executive Session.

Submitted by Mollie Brunetti