

BURNING TREE RANCH HOMEOWNERS ASSOCIATION

Board of Directors Meeting

February 18, 2014

Opening:

The regular board meeting of the Burning Tree Ranch Homeowners Association (BTRHOA) was called to order by Debra Quella at 7:15 PM on February 18, 2014 at the home of JoAnna and Chuck Halda. Joanne Sistek took the minutes for this meeting.

Present:

Present were: Joanne Sistek, JoAnna Halda, Debbie Quella, Mark Winkler and Carol Alexander.

Agenda:

Items On the Agenda: Approve minutes from last Board meeting and September 2013 Annual Meeting, President's Report, Treasurer's Report; Committee/Project Reports and Board Assignments, Old Business, New Business, and Assignments.

Approval of Minutes:

The Board reviewed and discussed the minutes from its meeting held on January 21, 2014.

Deb Quella motioned to approve the minutes of the January 21, 2014 BTRHOA Board meeting. Mark Winkler seconded, and the motion was carried unanimously.

Annual Meeting minutes: Joanne Sistek motioned to approve the minutes of the Annual Meeting held on September 30, 2013. Carol Alexander seconded, and the motion was carried unanimously.

President's Report:

Deb spoke with Dave Hause, Ranger and Land Manager for Douglas County about the complaints concerning the open space such as the fire pits, garbage, etc. Dave said they will put up a new sign when the weather breaks. It also appeared that someone was driving in the open space and left deep ruts. We will call to ask if the county can help mitigate repair of the ruts.

Treasurer's Report:

Mark Winkler submitted the Treasurer's Report for January 2014 for the board's review and discussion.

Debra Quella motioned to approve the January 2014 Treasurer's report. JoAnna Halda seconded, and the motion was carried unanimously.

2014 Budget: Mark brought copies of the revised 2014 budget. The board reviewed the budget.

Deb Quella motioned to approve the 2014 Budget and Carol Alexander seconded, and the motion was carried unanimously.

Attorney Opinion letter: The Board is in receipt of the opinion letter from attorney, advising that the BTRHOA is not subject to the law governing HOAs which own common property, because the BTRHOA does not own any common property. The check for the attorney will be mailed tomorrow.

Committee/Project Reports and Board Assignments

Hospitality: Debbie advised and responded to an introductory letter from the new owner of lot 27. Joanne said she will greet her new neighbor.

Neighborhood Clean-Up / Adopt-a-Road: Nothing to report.

Trash Bash/Swap Meet/Picnic: Nothing to report.

Architectural and Environmental Control Committee: Mark Winkler prepared a letter to the resident with the bike track and gave it to us for our review. All Board members approved the letter for distribution to the resident.

Fire Mitigation: Deb spoke to Kristen, then Meg at Colorado State Forest department concerning Fire mitigation, grant funding, and Education sessions and revision of the Burning Tree Ranch CWPP. Meg is available April 8 at 7pm to conduct BTRHOA's education session. Kristen advised that to date there are no grant funds available, but she will keep the Board apprised. Deb also suggesting inviting Tom Welle, a Forest Ranger specializing in open spaces, who works closely with the state forestry department on fire mitigation. All agreed he would be a good guest to invite to the HOA's April 8 fire mitigation training session.

Well Adjudication: Nothing new

Community Planning/Zoning: Carol just received information on the Douglas County Master plan. Carol will send an email when she opens it. JoAnna is going to ask Roger about Niobrara fracking in Douglas Co. Nothing new to report on the application for proposed development in Franktown.

JoAnna is going to follow-up on what's happening with the recycling operation in Franktown that was supposed to cease operation.

Old Business

Covenants Signatures Update: Deb, Carol and Joanne will continue to work on obtaining signatures agreeing to proposed amendments. No signatures from anyone yet.

Dale, Deb and I will make a date to get together and discuss updating the website.

Policies and Procedures: Nothing new to report.

Update the website. On going (see above)

New Business

2014 Dues Invoicing: We had 10 residents respond with annual dues. Joanne will compile list of respondents who had an interest in being on committees.

Assignments:

Debbie, Joanne Sistek, and Carol: Continue getting signatures for covenants.

Joanne: Welcome the new neighbors at 8949 Burning Tree Drive.

Carol: Send the email to us about the Douglas County Master Plan.

Deb: Continue to work on covenants. Invite Tom Welle to our April 8 fire meeting, and confirm the meeting date and time in an e-mail to Meg. Send an e-mail to the pest control business wanting to place an ad on the BTR website.

JoAnna: Ask Roger for update on fracking in Douglas County. Follow-up with the county on the recycle business on Highway 86.

Mark:

Next Meeting date and place: The next meeting of the Board will be held on March 18, 2014 at 7pm at Mark Winkler's home.

Adjournment

A motion was made by Mark Winkler to adjourn the meeting at 8:58 p.m. It was seconded by Carol Alexander, and carried unanimously.

Minutes submitted by:

Joanne Sistek, BTRHOA Secretary

Approved by: