

# **BURNING TREE RANCH HOMEOWNERS ASSOCIATION**

## **Board of Directors Meeting**

**October 20 2015**

### **Opening:**

The regular board meeting of the Burning Tree Ranch Homeowners Association (BTRHOA) was called to order by Carol at 715 PM on October 20, 2015 at the home of JoAnna Halda. Joanne took the minutes for this meeting.

### **Attendee's:**

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

JoAnna Halda was not present.

### **Agenda:**

Items on the Agenda: Approve minutes from the last Board meeting, President's Report, Treasurer's Report; Committee/Project Reports, Old Business, and New Business.

### **Approval of Minutes:**

Approval of minutes of August 18, 2015 were deferred during the meeting since some members needed more time to review the edited version. Board members approved the minutes by email following the meeting.

### **President's Report:**

Ballot election of the incumbent President and Vice-President officers to the board was confirmed by the Secretary.

Carol received 2 calls from resident on lot 40 concerning his observation of people taking soil samples from lot 56 for the possibility of constructing a building. He wanted to know if the Architectural Committee was aware of the project, its proposed location, and whether they had clarified that the purpose of the building was for personal usage not commercial usage. Carol assured the resident that the Architectural Committee was aware of the project and actively working with the owner as to the final location of the proposed structure. She indicated that she will ask the Chairman of the Committee to definitely clarify that building usage is non-commercial in nature before any official action is taken by the Committee.

A letter was written by Kira Piel asking about high-speed internet and RV storage on Burning Tree Ranch property. Both Joanne and Carol responded to her letter. Carol received another letter from a prospective buyer requesting information on animal restrictions. She forwarded Ms. Piel a copy of the covenants and referred her to the section clarifying which animals are allowed by property owners.

### **Treasurer's Report:**

Mark submitted the August and September 2015 Treasurer's Reports.

Joanne motioned to approve the August 2015 Treasurer's Report. Carol seconded, and the motion was carried unanimously.

Debbie motioned to approve the September 2015 Treasurer's Report. Joanne seconded, and the motion was carried unanimously.

Dues summary: Mark reported that we currently have 47 residents who have submitted HOA annual dues for 2015.

### **Committee/Project Reports and Board Assignments:**

Hospitality: Convene Christmas party planning committee in near future. The hosts are wanting to do the Christmas party the 1<sup>st</sup> weekend in December. Call Cheryl Lindberg, confirm a date for the party, and determine if she wants to be included in the holiday party planning meetings.

Trash Bash/Swap Meet/Picnic: Nothing new

Neighborhood Clean-Up / Adopt-a-Road: Attendance wasn't as good as in the past. Clean up of the community was accomplished; and we received some compliments from neighbors.

Architectural and Environmental Control Committee: Mark gave an update on the current activities of the Committee relative to proposed construction on Lot 56. He also shared that the barn on Lot 47 has been completed.

Well Adjudication: Nothing new

Community Planning/Zoning: There is a zoning resolution proposal by Douglas Co. that needs to be reviewed. Carol will look at resolution online and report at next meeting if anything is relevant to us.

### **Old Business**

Joanne will follow up with the resident on lot 27 via email and two other residents via phone on Lots 24 and 46 concerning signing of covenants. Debbie has gotten 4 signatures recently.

There is nothing new to report on website clean-up or accessibility since Dale shared at the annual meeting his plans to continue improve the website based on feedback from Board members.

**New Business:** None

### **Assignments:**

Carol: Review amendments on zoning resolution. Do follow up letter to Jean Newcomb.

Mark: Contact Architectural Committee on building requirements to be communicated to the residents of lot 56. Continue to collaborate with homeowners regarding project options.

Joanne: Pay state \$10 annual fee. Convene hospitality committee for Christmas party. Call Cheryl Lindberg. Work with Debbie on additional covenant signature. Disseminate new directory to people attending the annual Christmas party. who did not receive one at the annual meeting.

Debbie: Write memo to file for architectural committee regarding the history of trying to communicate with residents at lot 55 concerning exact location of their invisible dog fence and potential impact on open space. Call resident of Lot 11 about serving on the Fire Mitigation committee.

Carol, Debbie and JoAnna: Talk to resident at lot 61 concerning complaints about debris on the property.

**Next Meeting date and place:**

The next meeting date will be Thursday, November 19, 2015 at 700pm at JoAnna Halda's house.

**Adjournment**

Deb motioned to adjourn the meeting at 9:27 p.m. The motion was seconded by Joanne and carried unanimously.

Minutes submitted by:

Joanne Sisteck, BTRHOA Secretary