

Elk Falls Property Owners' Association, Inc.

Board Meeting Draft

9 December 2015

Board members present:

Renaë Braun
David Crespo
Cindy Henshaw
Cyd Lantz
Bob Wallace

Guests present:

Bev Long
Mike Long
Suzy Nelson
Bob Phelps

Call to order:

The meeting was called to order by David Crespo at 7:11 PM

Intro of guests:

Bev and Mike Long, new residents of Elk Falls were introduced and welcomed by the board.

Old Business:

Renaë motioned to approve the minutes of the 10/21 meeting. Second by David. Motion passed.

Grading:

Our grader has done as much as can be done for now due to the weather. He asked Cindy whether a new coat of road base should be applied at a problem spot on Upper Ranch and Rock Creek now or wait until spring. It was the consensus of the board to wait until spring.

Snow Plowing:

Overall our new snow plow company is working well. Cindy did receive one complaint regarding the plow piling up snow on one resident's driveway outlet. It was pointed out the homeowners are responsible for clearing their driveways to the road.

New Business:

Speed Limit Enforcement Sign:

With the help of homeowner and Jefferson County Sheriff Deputy Mark Snowden, David was able to procure a speed limit alert sign for temporary use. The sign is currently placed on Upper Ranch on the edge of a homeowner's driveway. David is going to see if it can be moved to the shoulder of the intersection of Stallion and Upper Ranch. David also reported that Jefferson County does not enforce 15 MPH speed limits.

Jefferson County HOA Representative:

Renaë reported that she received communication from Jefferson County requesting the we assign an individual to represent EFPOA at public hearings. There is no action needed unless we are contacted by Jefferson County about an upcoming hearing. Renaë volunteered to act as representative. Board approved unanimously.

Welcome Committee Materials:

Motion made by Cyd to approve reimbursement of \$120 to Christine Groves for local area history books included in the new homeowners welcome packet. Seconded by Cindy. Approved.

Lot 39 Variance Request:

Bob reports that the Gunns have been unable to obtain a permit to complete their deck due to a variance violation on

their property; the house was built too far onto the property easement. They have applied for a variance so that they may obtain their permit.

New Homeowners Directory:

Cindy is in the process of putting together the new resident directory. She asked Cyd to post in the newsletter that she needs written permission from all homeowners who wish to be included in the directory. She will work with Bob Phelps to update the database.

Picnic Reimbursements, Etc.:

A motion was made by Cindy to reimburse Cyd \$294.82 for picnic supplies and to reimburse Bob \$421.22 for picnic and mailbox lock supplies. Second by Renae. Approved.

Board meeting adjourned at 7:35 PM

Next board meeting: Wednesday, February 3rd at 7:00 PM at David's home.