

DOUGLASS RANCH PROPERTY OWNERS ASSOCIATION

Minutes from the Regular Meeting of the Board of Directors

May 17, 2021

Call to Order: Meeting was called to order at 7:09pm by Dallas Ostrom, DRPOA President.

Location: Virtual via Zoom

Attendance

Board Members:

Dallas Ostrom	President	512-769-6400	drpoa.president@gmail.com
Veris Simms	Vice President	720-220-5631	drpoa.vicepresident@gmail.com
Andréa Swenson	Secretary	612-201-0289	drpoa.secretary2020@gmail.com
Todd William	Treasurer	303-8385117	drpoa.treasurer2020@gmail.com
Mark Ferguson	Roads & Grounds	720-403-3939	drpoa.randg@gmail.com

Board Members Absent: None

Others Present:

Members at Large:

Dan & Corrine Graver	Anamaria Popescu
Aaron Reilly	Pam Senjem
Cairon Simms	AJ Ostrom
Ken Siefert	Jeremy Spector
Randy & Tricia Jensen	Mike & Cathy Rheinberger
Dave & Marie Sanders	Paul Swenson
Doug Benning	

I. Approval of Minutes –

▪ January 14, 2021

- i. **Motion I:** Andrea Swenson moved to approve minutes from January 14, 2021.
- ii. **Motion I Seconded:** Veris Simms
- iii. **Motion I Passed :** Unanimously

▪ February 28, 2021

- i. Minutes were corrected to included Todd Williams' name on the record

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- ii. There being no further corrections to the minutes, the minutes stand approved as corrected.
- II. **2021 Annual Dues** - All dues within the Association are paid.
 - **Lenhart** – Mr. Lenhart overpaid his dues by twice the amount. The extra payment will be credited to the Lenhart account toward their 2022 dues.
- III. **Old Business: Committee Chairs - Recap**
 - **Design Review Committee Chair** – Mark Ferguson.
 - i. **Committee Members** – Rick Koth and Randy Jensen
 - **CC&Rs Committee Chair** – Randy Jensen
 - i. **Committee Members** – Current 2021 board members and former 2020 Board members, Aaron Reilly and Randy Jensen.
 - **Firewise Committee** - Tricia Jensen
 - i. **Committee Members** – Doug Benning, Tom Washburn, Mike and Cathy Rheinberger, Veris Simms.
- IV. **New Business: Firewise Handbook** – The culmination of information in the Firewise handbook was obtained by several legitimate resources including the NFPA (National Fire Protection Association). To further accuracy and quality control of the information, the handbook it was presented to the Elk Creek Fire Department for review.
 - **Community Directory** - The members of Firewise committee had originally decided to include a service providers list with the handbook but ultimately decided to create a community directory, instead.
 - **Firewise Handbook & Community Directory: Two Separate Publications** - Todd Williams offered the suggestion to produce the Firewise Handbook separately from the committee generated community directory.
 - **Proposed Name Change & Printing Costs** – It was proposed to change the name to “Community Handbook.” Randy and Tricia Jensen plan to cover the printing cost and donate the 8.5 x 11, 3-ringed binders.
 - **Strike Meadowcreek B & B off the Directory.** - Dallas Ostrom proposed striking Meadowcreek B & B off the Firewise community directory, and all reference thereof from the official DRPOA directory, and Online Member Directory, since this entity is not a part of the association.
Motion II: Dallas Ostrom moves to strike Meadowcreek B & B listing from the DRPOA directory.
Motion II Seconded: Mark Ferguson
Motion II Passed: Unanimously

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Motion III: Dallas Ostrom moved to approve the Firewise Handbook and its companion Community Directory.

Motion III Seconded: Todd Williams

Motion Passed 4-1: Voting Yes: Mr. Ostrom, Mr. Simms, Mr. Williams, and Mr. Ferguson. Voting No: Mrs. Swenson.

- V. **Boundary For DRPOA Open Space** – This discussion was table until the next scheduled board meeting.
- VI. **The Impact of Pedestrian & Auto Traffic from Bed & Breakfast Guests** – With the new change in ownership, there has been a growing concern about the increase traffic generated by B & B guest both in pedestrian and auto traffic, including lost motorists and trespassing on our open space.
 - **Proposed Solutions**
 - i. **Post Additional Signs** – Consider adding signs which deter traffic which states either the road is private, no thru traffic, or is a dead end.
 - ii. **Propose Calling a Focus Meeting** - Veris Simms scheduling a meeting as soon as possible for the purpose of focusing on the solution of signage to deter non-member traffic like visiting B & B guests in our subdivision.
 - iii. **Propose Approaching the New Owners** – Andréa Swenson suggested reaching out to the new owners to establish rapport.
 - iv. **Federal Laws Regarding Street Signs** – Randy Jensen informed that there are Federal laws which dictate placements of road signs. Mr. Jensen offered to help facilitate conversations with Jefferson County and is confident the County will pay for it.
- VII. **Social Committee** – Dallas Ostrom does not believe the Board of Directors should sanction a social committee. The general consensus of the board was to remove “social committee” from the list of board approved committees.
- VIII. **Email Blasts** – Andrea Swenson asked to discuss utilizing the email blast tool to our advantage. It is clean, efficient, and the engagement-response has been high. Mrs. Swenson asked for the board’s feedback.
 - **A Trend of the Future** – Todd Williams supports using the tool. Email blast are a wave of the future and there is nothing nefarious about the method of communicating events or reminders through and email blast. As we move through the years this will become more obvious.
 - **Good for General Announcements Not Necessary for Official Business**
- IX. **Firefighters’ Dinner** – In all other respects the board is on track with the master calendar. However, due to the Covid-19 the firefighters’ dinner is postponed to 2022.

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- X. **Open Forum to the Members at Large** – Association Members in attendance were allowed five minutes to speak.
- XI. **Meeting Adjourned 9:02pm**
- XII. **Board Action without a Meeting** – The meeting minutes for May 17, 2021 were approved December 10, 2021.

Submitted by, Andréa Swenson