

Douglass Ranch Homeowners Association

Meeting Minutes of the Board of Directors

Meeting Date: 15 December 2008

A board meeting consisting of the following members convened at the home of board member Rick Koth

Rick Koth	President	303-838-5869	rkoth05@q.com
Susan Festag	Vice President	303-816-1348	kpfestag@wispertel.net
Tom Sosnowski	Roads & Design	303-838-4183	sosnowski@ieee.org
John Alme	New Board Member	303-838-4011	Norskejohn@aol.com

1. **Call to Order** - The meeting was called to order at 7:30 PM by Mr. Koth.
2. **Review/Approval of Meeting Minutes**
 - a. The minutes of the Annual Meeting will be presented at the January meeting for approval.
3. **Reports**
 - a. Treasurer – Mr. Sickler was not present but presented information the next day.
 - i. Proposed 2009 Budget numbers – approve in Jan.
 - ii. \$9000 - Road fund amount transferred to CD in Oct.
 - iii. HOA dues will be billed by end of Jan.
4. **New Items**
 - a. Board Officer positions for 2009
 - i. Mr. Washburn - President; Mr. Alme - Vice President; Ms. Festag – Secretary; Mr. Sickler – Treasurer.
 - ii. Mr. Koth recommended the current board consider going to three members only in Oct. 09, due to the difficulting recruiting members that have not served and the current ‘maintenance only’ situation that Douglass Ranch POA is in at this time.
 - b. Meadowridge Lane Stopsign & Plowing
 - i. Mr. Koth & Mr Sosnowski will replace the remaining stopsign as a temporary solution. It may need a new post this summer.

- ii. Ms Festag will respond to the Meadowridge Lane/Gordon Court homeowners on the email received. The board agreed that without sanding or salting, the current snowplow requirements that are in place are the best way to address the snowy road conditions.
- c. Shaffers Ranch Development
 - i Ron Lewis has not re-submitted a Development Plan to Jeffco for the north area of Shaffers Ranch (bordering DR). Not to be confused with the Grading Plan, that has been approved and is currently in work. DRPOA will be notified by Jeffco of a new submittal and possible public hearing. Our PO Box should be checked weekly for notifications.
 - ii Mr. Alme indicated the GlenElk Assc., not individual owners, owns the land that Lewis is trying to condemn in order to access the back 300 acres of Shaffers Ranch. Court action is currently in process. Mr. Alme will try to report on progress of this action.
- d. Thank You for front entrance decorations

Mr. Koth moved for a \$50.00 gift card and the Board approved.
- e. The Board will consider a recommendation/proposal from Kim Thulin that the front entrance colors be changed/updated after 20 years, to a more modern color scheme. Specific Board actions will be discussed in January.
- f. **December News Letter** - Mr. Koth will publish a newsletter via email.

5. Distribution of DR CC&R change and Governance Policies

- a. The Board agreed the emailings were sufficient, and a note in the newsletter will indicate hard copies will be made available for those who want them.

6. Next Meeting

- a. Sometime the week of Jan. 5-8, 2009

7. Adjournment - The meeting was adjourned at 9:00 pm.

Submitted for approval,
 Richard Koth, President (outgoing)
 Douglass Ranch Property Owners Association